

Waterside Community Council

Minutes of meeting held on Tuesday 9th November 2021

Present: C. Lilly (Communications Coordinator), J. Whyte (Secretary), K. Chesney-Bathie (Treasurer),

I. Bowman, M. Todd,

Cllrs S. Murray, J. Jamieson, S. MacDonald.

Also on attendance. B. Sewell, C. Notman.

Apologies: J. Herriot, E. Carlin, L. Renshaw, M. Renshaw.

Guest Speakers: D. McMahon and I. Conway (representing CALA Homes)

- (1) **Zoom meeting** commenced at 7.30pm. C. Lilly chaired the meeting as J. Herriot was ill.
- (2) **There was an update on development plans** for Chryston Rd and Duntiblae (the latter referred to as Fauldhead in planning applications) by the CALA representatives. Originally 77 homes had been planned for Chryston Rd (57 private; 20 affordable) and 179 for Duntiblae. CALA had responded to representations (52 for Chryston Rd site and 80 for Duntiblae) by reducing number of housing units proposed for Chryston Rd by 9 to 68, and for Duntiblae by 19 to 160. They said the revised plans enhanced footpaths and connected them, increased buffer zones beside paths, and included plantings of 200 'standard' trees (native species) while removing only 20. If the application is agreed, hedgerows will mostly be retained and enhanced, though the one that divides the Duntiblae meadows will be removed (poor condition), as will three dead trees in the Wee Wood copse – they will ensure no bats are present). While 600m of hedgerows are to be removed, 1,600m are to be added or enhanced. CALA proposes to replace the existing pond, which they say has low biodiversity value, with a new lined sustainable drainage system (SuDS) to ensure depth remains same. (The depth of the natural one varies.) It will add new wetland planting around it. A new dry SuDS basin is proposed too for next to the Miners Club to act as an overflow in case of flooding and to ensure the Luggie Water isn't inundated. Play areas are included in the plans on both sites, and a woodland management plan is envisaged. A path round the bluebell wood is planned – at the moment walkers may be trampling and damaging the bluebells. The housing mix on the sites will include 25 per cent affordable housing. Housing sizes for the private dwellings will vary (they won't all be big).
- (3) **Traffic concerns** regarding the increased volume of traffic were raised. On-street parking means Market Road allows traffic in only one direction at a time in places. CALA reps responded that road capacity had been taken into account in calculations.
- (4) **Concerns about the poor record of developers** (particularly relating to matters ecological) were raised: the pond had been seriously damaged by someone using a digger in 2016 (and a report had been made to the police about this environmental crime on the advice of EDC planning). Following this, the pond had hugely decreased in size. (CALA had not instructed this and has no knowledge about it.) The pond had been used by lots of toads. Attendees did not understand why it was necessary to replace the existing natural pond, destroying existing habitat and killing the current wildlife population. Worries were expressed too about the wellbeing of the bats using the Wee Wood (of which there are many). Locals remember how the water tower in Fauldhead was suddenly demolished though bats were believed still to be present. According to ecological reports on behalf of CALA, no bats are roosting in any of the trees to be cut down, though there will be further inspections. CALA plans to include bat boxes and insect hotels. A COP26 message that all wildlife was at risk was highlighted.
- (5) **The unfortunate siting of a four-storey building** between Old Duntiblae Rd and the Wee Wood was raised. CALA has looked at this but believes only slight tweaks in the positioning are possible. (It has been already been re-sited for sake of existing residents.)

- (6) **Community Hall:** given Waterside's lack of community meeting space and the sum likely to be made by developers, could CALA not fund a community centre? It was pointed out that developers already pay councils a set amount per housing unit according to a strict formula.
- (7) **Community benefits:** a comparison was made with Carmyle, where a developer is contributing £11,000 per unit in community benefits. Much of the money paid to councils (see 6) tends to go on education. CALA is likely to have to pay between £4,000 and £6,500 per housing unit. It was suggested that community needs should be raised when local development plan (LDP) main issue reports (MIRs) are being prepared (we are past that stage this time as **LDP2** is currently being examined by the Scottish Government). The advice was for WCC to get involved in Local Place Plans and to talk to local community planning team. Local Place Plans are a new concept; how EDC can deliver this is under discussion. Cllr. Murray will clarify the process and keep WCC informed. What were previously known as 'Place Plans' are now called 'Locality Plans'.
- (8) **Ian Conway of CALA** offered to talk to WCC again. Attendees said how helpful this meeting was.
- (9) **Minutes of last meeting** were approved and seconded (by I. Bowman and M. Todd respectively).
- (10) **Police report** from PC C. Addyman: a few incidents on Bonfire Night, but nothing out of the ordinary. The abandoned car on Bankhead Road had been reported.
- (11) **Audi repeatedly seen speeding** along Bankhead Road according to attendees (ongoing problem for two years or so). Attendees worried about the potential consequences. Police have previously talked to the two drivers but this has not stopped the problem.
- (12) **Horse field parking area:** question raised about why no planning permission had been required before an area of meadow was covered over. (Possibly because the aggregate used can be lifted when it's no longer needed and the meadow restored.) Other concerns were the danger of vehicles reversing into the stone wall; EDC streetlights not working (action: Brian to supply streetlamp number); engine of road sweeper left running when stationary; working hours for contractors (there shouldn't be any noise outside the hours 8am-7pm).
- (13) **Very welcome and much-appreciated community support from McLaughlin & Harvey** includes proposed shelter for Raina the horse (everyone delighted that some of the construction staff are so good with her); proposed shed if location can be found; posters and flyers for Halloween and Window Wanderland; wooden templates; staple gun; planned Christmas selection boxes.
- (14) **Work ongoing to try to secure Miners Welfare** for the community.
- (15) **Window Wanderland.** C. Notman's grant application had successfully brought in £200 from EDC. Since full registration would cost £150, leaving little for craft materials, it was agreed we do map and website ourselves, reducing registration to £75. McLaughlin & Harvey kindly covering publicity costs. Payment of £70 approx for Halloween materials (in addition to Window Wanderland craft-material costs from last year) still owed to C. Notman. I. Bowman suggested WCC cover any remaining costs.
- (16) **WCC funds** currently stand at £4,800, which includes CRT earmarked funding of £2,500. £825 (?) annual grant not yet paid by EDC.
- (17) **Volunteers for planting bulbs by end November:** B. Sewell, Burnside; M. Todd, Bankhead Road; J. Herriot, Bankhead Road; J. Whyte, School Path. Probably more helpers will come forward too.
- (18) **A short film** about Duntiblae (filmed and directed by Craig Lamb, scripted by D. Carmichael and featuring J. Carmichael, M. Todd, K. Chesney-Bathie, L. Wilson and A. Whiteford as well as photos by members of the community) was put on and enjoyed by everyone.
- (19) As there was no further business, meeting closed at 9.10pm with thanks to those who attended.
- (20) Next meeting TBA.