

INVERKIP AND WEMYSS BAY COMMUNITY COUNCIL

Minutes of Business Meeting Held on Thursday 6th October 2005 In the Inverkip Hotel

Present: Innes Nelson (chair); Ron Potter (vice chair); Cliff Lyons (treasurer); Paul Maloney; Hugh Ritchie; Lynne Chambers (a/secretary)

Apologies: Harold McPherson

In attendance: Cllr Eric Forbes; PC Lesley Gibson and another officer; S Mackintosh; Mrs M Mackintosh; C McCreedy; C Gray; J Gray; M Williams; A Williams; A Lutman; F Lutman; P Hegarty; C Mocarkely; L Stewart; S Black; J Barbour; R S Barbour; Jim McIntosh; Isabel Hunter; Julia McLellan; Graham Scott; Alex Maley

3 Police Matters: PC Lesley Gibson made the following report for the period 8th September to the 5th October 2005.

Disorder Disturbances 6; Assaults 3; Domestic Incidents 0
Dishonesty Thefts 3; Thefts from vehicles 11; Thefts of vehicles 5;
Housebreaking 2; Suspect persons 4
Traffic Vehicle escort 1; Vehicles abandoned 3; Road accidents 2; Drunk
drivers 2; Traffic other 1
Miscellaneous Damage to property 3; Alarms 4; Fire 0; General complaints 36;
Assist other agencies 2; Missing persons 0; Sudden death 1; Miscellaneous calls 11;
Assist members of the public 1
Total number of calls 101
Reported Crime
Total number of Crime Reports raised 29
Detections 10
Expressed as % 34%

General information

Due to the Glasgow/Paisley September holiday weekend the number of calls received increased. After a disruptive weekend in Inverkip whereby large groups of youths descended on the area, there was an action plan implemented in conjunction with British Transport Police. There are on going operations in the Ward area in an effort to combat street/disorder offences and to reduce vehicle crime.

4 Leven Road Planning Application: Fifteen residents of Leven Road attended the meeting, and in addition five telephone calls had been received by Innes Nelson and Lynne Chambers from residents unable to attend the meeting, following a leaflet drop. Under extended discussion was the planning application to build four one and a half storey detached dwelling houses on land to the west of Leven Road. The history of the site was discussed – the ground is protected under the Glasgow and Clyde Valley

Structure Plan and a Tree Preservation order. The site currently is an eyesore. It was reported that 51 trees on the site were illegally felled during a Bank Holiday and over Christmas. The felling was reported to the Procurator Fiscal who decided against any action. Cllr Forbes pointed out that if trees are deemed unsafe the landowner can take them down, but that the Council is still pursuing the matter. Some people in Leven Road are prepared to support the buildings on the basis that an eyesore will be improved. Others are definitely against the building, mainly citing traffic/parking difficulties in an area burdened by pavement parking. Innes Nelson called for a show of hands, the result of which was five in support of the application and eleven against. Four of the phone calls received were against the application and one for. In response to public comments the Community Council will present a letter to Inverclyde Council with their observations. Innes Nelson urged the Leven Road residents to write letters of support/objection to Inverclyde Council's planning department.

5 Minutes of business meeting held on 8th September 2005 – Matters arising:

Bankfoot Roundabout: Cllr Forbes reported that the roundabout does not come into the ownership of the Council as it is a trunk road. It remains with the Scottish Executive and any maintenance or other action falls under their remit. He had talks with the Area Manager of Amey Highways who didn't believe the Executive would permit anybody working or anything being placed on the roundabout, not under their control, for health and safety reasons. Cllr Forbes said that he is having discussions with the Landscaping Manager about the programme of maintenance and the need to ensure that the roundabout not only fulfils its function for safety reasons but also for the visual aspect at the entrance to the village. However he will continue to have discussions and see if indeed there is a chance that suggested sponsored maintenance might be possible.

A78 signs: Cllr Forbes, having laid out the planning procedures for the erection of signs and agreed with the Community Council that in the two instances mentioned developers are using the system and consequently the signs have served their purpose before being removed. He will follow up with the Scottish Executive. He noted that the Planning and Traffic Management Committee had refused a retrospective planning application for one of the signs.

Wemyss Bay parking: Cllr Forbes reported that the parking spaces had been included in the Parking Order that was advertised in February, to which Graham Scott had objected. The reason for the perceived sudden change is that the plate has just been put up for these spaces. There was a delay but everything has been carried out according to due legal process.

Kirk Brae: Cllr Forbes has spoken to the relevant departments to give the blocked drains attention

Footbridge over A78 to Kip Village: Cllr Forbes has spoken to the relevant officer about increased dog fouling, and will explore the possibility of signs being erected

Wemyss Bay leaks: Cllr Forbes reported that the leak at the demolished lodge site had stopped, however there still appears to be some loose water from the Lighthouse flats site which he is following up

The Minutes of the Business Meeting of 8th September 2005 were adopted.

6 Secretary's Report and Correspondence: Letter from the Scottish Executive enclosing several copies of the consultation document - Redrawing NHS Boundaries in Argyll and Clyde. Letter from Inverclyde Community Care Forum detailing a series of public meetings on who should run health services in Inverclyde. Cllr

Forbes said the Provost had squeezed in another meeting on the 2nd of November at the Gamble Institute, making four in all. Inverclyde Elderly Forum Newsletter, including sticker offering advice to the elderly on answering the door. Lynne Chambers suggested that perhaps the village newsletters could approach the Elderly Forum asking for an article on safety at home for the elderly and perhaps advice on keeping warm in winter. Letter from Scottish Parliament re the Communities Committee event – Modernising the Planning system. The letter says the event is oversubscribed so seeking nominations for on the floor of the meeting and gallery from the Community Council. Email from Robert Polland, a member of the Inverkip website admin team, outlining the protocol used on websites for the guest book section. Letter from Westrans, West of Scotland Transport Partnership, with details of the joint transport strategy for Western Scotland to 2025. Cllr Forbes said that Westrans will shortly be amalgamating. An email from Cllr Iain McKenzie containing details of roundabouts he'd observed on holiday in Portugal, following an article in the Greenock Telegraph about suggestions made re Bankfoot at the last business meeting. He also sent details of his surgeries to the end of the year. Inverclyde Council's environmental health officer Jim Blair has sent a letter and leaflet on Houses in Multiple Occupation. Letter sent to Brian Purdie and his reply re electing Community Council members. Letter from Fraser Williamson offering the opportunity of meeting the Community Council to discuss community facilities pertaining to the Milne Group Hill Farm application. Email correspondence with Mr Williamson about his attending a public information meeting in Inverkip. Letter from Brian Purdie enclosing a copy of the Councillors' Code of Conduct and Councillor/Employee Relations protocol. A copy has been received of Planning and Building Standards handbook 2005. Letter from Inverclyde Council's Waste Strategy Co-ordinator Allan Walker about the location of neighbourhood recycling points.

7 Treasurer's Report: Cliff Lyons reported that the balance of the Community Council account is £905.72 as at the 31st of August 2005. A letter had been received from Inverclyde Council's Brian Purdie detailing Accounting Arrangements for Community Councils, which have been noted. Cliff Lyons referred to another letter received from Brian Purdie, following a letter from him to Mr Purdie seeking advice about the payment from Community Council funds of £250 each to the Inverkip and Wemyss Bay newsletters. The first two paragraphs of the letter were unremarkable and could be easily answered. However, in the third paragraph of the letter – read aloud by Innes Nelson – Brian Purdie wrote that prior to approval being given to the Community Council to become a financial contributor to the newsletters we would require assurances from the owners or management that none of the content would compromise the Community Council in terms of its Constitution. The Community Council agreed that it couldn't ask the management of the newsletters for such an undertaking for a one off payment, as it is not intended regularly to donate money to the newsletters. It was felt that a letter should be written to Brian Purdie asking him to explain further the contents of the third paragraph of his letter. Cllr Forbes agreed.

8 Planning matters:

Application:

The Langhouse, Langhouse Road, Inverkip – Installation of dormer window

The Langhouse, Langhouse Road, Inverkip – as above – Listed Building Consent

Inverkip Primary School – Extension to school to provide two classrooms gym hall

10 Magpie Crescent, Inverkip – Erection of rear extension

1 Alfran Court, Main Street, Inverkip – Erection of single storey extension to rear of property
Londis, Kip Park, Inverkip – Display of number 4 signboard/poster holders
11 Ascog Place, Wemyss Bay – Erection of single storey extension
Studio 19, Cameron Place Inverkip – Change of use and alterations to shop to form ground floor flat

The Planning and Traffic Management Committee received notification of a planning appeal to Scottish Ministers re Inverclyde Council's refusal of planning permission to erect five houses at Cardell, Wemyss Bay Road, Wemyss Bay. The appeal is to be determined by written submissions. Alex Maley had several questions for Cllr Forbes and said that what residents wanted was a site visit from the Reporter with both sides represented at a hearing. Cllr Forbes said that wouldn't happen.

9 Public Meetings: not discussed at this Business Meeting

10 Date and time of next meeting: Thursday 3rd November 2005, 7.30pm at the Inverkip Hotel

11 Any other business:

Inverkip Festival: Lynne Chambers said that following a suggestion in the guest book section of Inverkip's website of a festival/celebration for Inverkip and discussion with Innes Nelson, she submitted an article to the Inverkip Village Newsletter seeking suggestions and opinions from villagers, to be sent to chairman Innes Nelson. Cllr Forbes said he thought it a good idea for Inverkip to have its own celebration.

Wemyss Bay Railway Bridge: further to an article in that evening's Greenock Telegraph Ron Potter asked whether railings should be erected on the pavement under the railway bridge. Recent accidents have made pedestrians fearful of walking under the bridge. Cllr Forbes will follow up. Alex Maley reported that there are cracks in the railway bridge pointing.

Wemyss Bay Lodge gates: Cllr Forbes said he's still on the trail of the missing gates

The Glebe, Inverkip: Isabel Hunter said she had heard that there was to be a planning application coming up for building on the Glebe. She thought the land was owned by the church and was intended for an extension to the cemetery. Cllr Forbes replied that Inverclyde Council had wanted to buy half of the Glebe for a cemetery extension but the Reporter at the Public Local Inquiry had decreed that the entire site should be developed.

Community Facilities: Cllr Forbes said he was interested in entering into a dialogue with the Community Council and Inverkip residents about community facilities. It could be that his initiative could be combined with an information public meeting on the Milne application and consideration of sports facilities in the village.

Brown bins to landfill: Ron Potter told Cllr Forbes he had heard that because of a current lack of recycling equipment, the contents of brown garden waste bins were going to landfill. Cllr Forbes said he would follow this up.

A78 footbridge 'pooling': Hugh Ritchie reported that in heavy rain 'pooling' developed on the footbridge. He feared in icy weather the surface could become difficult. Cllr Forbes will speak to Amey.

Old Kip Bridge: Ron Potter asked when handrails would be erected where the balustrade had been vandalised. Cllr Forbes will find out who is responsible.

Milne Group Hill Farm Application – bridge over railway: Cliff Lyons is trying to discover who will be responsible for the maintenance and upkeep of such a bridge, should it be built. He said that Network Rail will not take ownership of the bridge. Only statutory bodies may take on the maintenance of the bridge – Network Rail, Amey (not involved) or Inverclyde Council. Cliff Lyons wrote to Inverclyde Council’s Chief Executive in an effort to discover whether council tax payers in Inverclyde may possibly have to take on the burden of bridge maintenance. Cliff Lyons had received a reply from the Chief Executive and had also contacted Head of Planning Services, Fraser Williamson who said that there was a possibility Inverclyde Council would fund the bridge or that Network Rail would be forced to do so. Cliff Lyons said that Cllr Forbes told him that the Council wouldn’t take on the responsibility for the bridge, but Cllr Forbes replied that he’d said he’d formed the opinion it was ‘unlikely’ the Council would do so. In 2000 Railtrack expressed concerns that such a bridge might become a short cut. Cliff Lyons reported that there is still uncertainty whether Network Rail will allow a bridge to be built on their property. Members of the Community Council agreed that the bridge is an essential part of the Draft Local Plan for house building to go ahead. Innes Nelson said that in Draft Local Plan policy H6 the planning application is conditional on a pedestrian link including footbridge being provided to Inverkip Station.

There being no further business the meeting was closed at 10.35pm.