

**MINUTES of MEETING of MID ARGYLL, KINTYRE & THE ISLANDS AREA COMMITTEE held in
the COUNCIL CHAMBER, KILMORY, LOCHGILPHEAD
on WEDNESDAY, 3 DECEMBER 2008**

Present: Councillor Donald MacMillan (Chair)

Councillor Rory Colville	Councillor Robin Currie
Councillor Alison Hay	Councillor Anne Horn
Councillor Donald Kelly	Councillor John McAlpine
Councillor Dougie Philand	Councillor John Semple

Attending: Alison Younger, Area Corporate Services Manager
Katie Taylor, Area Committee Assistant
Charles Reppke, Head of Democratic Services and Governance
Richard Kerr, Area Team Leader, Planning
Patrick Mackie, Area Environmental Health Manager
Neil Brown, Roads & Amenity Services Manager
Fergus Murray, Development Policy Manager
Paul Convery, Planning/Development Officer
John Downie, Assistant Amenity Services Manager
David Logan, QIO Special Projects
Christina West, Clinical Services Manager, NHS

The Chairman, on behalf of the Area Committee, extended his deepest sympathy to the families and all those affected by the tragic accident on Islay which claimed 3 lives.

1. APOLOGIES

There were apologies received from Chief Inspector Boyter, Martin Gorringe and George Harper.

The Chairman ruled that the business dealt with at item 21 of this minute be taken as a matter of urgency by reason that the issue which had been anticipated to have been resolved by the end of November has yet to be resolved.

The Chairman, on behalf of the Area Committee, congratulated all the winners from the recent Excellence Awards.

The Chairman presented Catherine Doyle, Leonie Moller and Catherine Sym each with a quaich to mark their retirement from the Home Care Service within Argyll and Bute Council. He thanked the ladies for their hard work and dedication and wished them all the best for their retirement.

2. DECLARATIONS OF INTEREST

Councillor Colville declared a non-financial interest in Item 11 Killean and Kilchenzie Churches Preservation Initiative Association and an interest in Item 20 Customer Contact Centre as he is a Director of ACHA.

3. MINUTES

(a) MINUTES OF AREA COMMITTEE OF 5 NOVEMBER 2008

Arising therefrom it was noted that at item 4 Campbeltown Water / Flooding Issues – Presentation by Halcrow, under point 2 of the decision, it should be noted that Councillor Kelly and Councillor Colville had raised specific concerns on behalf of property owners in respect of some elements of the preferred design solution and requested ongoing dialogue with regard to these and that further consideration be given to these and alternative design solutions.

It was further noted that on page 2 the reference should be to Afghanistan, not Iraq.

Cllr Philand noted that under Ardrishaig Action Plan members had queried the appropriateness of the consultees who had been listed and that clarification had been sought.

The minutes of the meeting of the Mid Argyll, Kintyre and the Islands Area Committee held on 5 November 2008 were approved as a correct record.

The Area Corporate Services Manager, on behalf of Jackie Fulton from Home-Start, thanked all those who joined Home-Start on the Kintyre Way Walk, promoting physical activity for health and raising funds for Scottish Community Foundation. It is hoped to arrange regular walks on this great local resource, the Kintyre Way.

4. EATSAFE AWARD

The Area Environmental Services Manager gave a background to the Eat Safe Award and the aims of the scheme.

He congratulated the staff at Argyll Hotel, Inveraray, on their achievement.

5. COLONSAY NURSING PROVISION - NHS PRESENTATION

Christina West, Clinical Services Manager (Primary Care), Oban, Lorn and Isles locality, Argyll and Bute CHP, gave a presentation to the Committee on the Health Service Provision on Colonsay.

Following the presentation there was a discussion about the number of hours of nursing provision and the ongoing difficulties recruiting a substantive post holder to the Colonsay nursing post.

Decision

The Committee noted the contents of the report and thanked Christina for her informative presentation.

6. PUBLIC AND COUNCILLOR QUESTION TIME

It was noted that the wooden fencing on A83 is still in place but no update was available.

Councillor Philand asked what the process was for applying to have a 40mph zone put in place. It was noted that the Community Council should contact Transport Scotland and that Police support should be sought.

Councillors Kelly and Horn asked for the Committees support in contacting BT regarding the poor connection, slow speed and inactivity of BT Broadband in the Kintyre and Knapdale areas. It was agreed that the Area Corporate Services Manager would write to BT and Jim Mather on behalf of the Area Committee.

Councillor Currie stated that he had read that there is £3.6m for developing the use of seaweed. It was agreed that the Area Corporate Services Manager would investigate this and invite the appropriate person to a future Business Day to discuss potential opportunities for the MAKI area.

It was noted that the new Dunglass bridge will be delivered in the week commencing 15 December 2008, enabling the bridge to re-open over Christmas and New Year. The road will close again in January to allow for resurfacing works to be carried out and will reopen by the end of January.

7. PLANNING APPLICATIONS

08/00632/DET

Steve Stobie. Detailed. Erection of dwelling house and garage, installation of private waste water treatment plant and formation of access. Land 170 metres west of Dunmore Cottage, Kilberry Road, Dunmore, West Loch Tarbert.

Motion

That planning permission be granted subject to:

- a) the prior conclusion of a legal agreement to prevent the implementation of an alternative dwelling previously approved on land in the applicant's control at Dunmore,
- b) and subject to the conditions and reasons outlined in the report.

Moved by Councillor MacMillan, seconded by Councillor Semple.

Amendment

The application relates to a site in a location set up above West Loch Tarbert, in an area which is characterised by individual dwellings of traditional design, constructed using traditional materials. The design of the dwelling proposed is continental in origin, involving the use of a contemporary design concept, which includes elements which are uncharacteristic of this part of Knapdale; such as large areas of glazing and a shallow chalet-style roof with an extensive overhang at eaves level. Such a design fails to reinforce the identity of the locality or respect the context within which the dwelling is to be located, insofar as it would entail the introduction of an inappropriate and alien design into this rural location,

to the detriment of the character and amenity of its surroundings, contrary to Policy ENV 19 of the Draft Argyll and Bute Local Plan (Post Inquiry Modifications, November 2008).

Moved by Councillor McAlpine, seconded by Councillor Horn.

Decision

The motion received 5 votes and the amendment received 4 votes and the Committee resolved accordingly.

(Reference: Report by Head of Planning dated 16 November 2008, submitted).

08/01319/OUT

Ardrishaig Christian Centre. Outline. Site for the erection of a dwellinghouse. Shiloh Hall, Darroch Road, Ardrishaig.

Decision

That planning permission be granted subject to the conditions and reasons outlined in the report.

(Reference: Report by Head of Planning dated 4 November 2008, submitted).

8. DELEGATED DECISIONS

The Head of Planning had submitted a list of delegated decisions taken since the last meeting of the Area Committee.

Decision

The Committee noted the delegated decisions taken by Development Services since the last meeting of the Area Committee.

(Reference: Report by Head of Planning dated 18 November 2008, submitted).

9. CAMPBELTOWN CONSERVATION AREA

The Committee considered a report explaining that the current CARS scheme and the proposed THI bid has required the need to comprehensively re-assess the Conservation Area boundary as part of a Character Appraisal and management plan for the Campbeltown Conservation Area.

Decision

The Committee agreed that the designated Conservation Area boundary be amended as indicated on the plan and put out for formal public consultation for no less than 6 weeks, beginning in January, to gauge the views of the local community prior to it coming back to the Area Committee for final approval.

(Reference: Report by Development Policy Manager, submitted).

10. MACRIHANISH – DEFENCE ESTATES DISPOSAL

The Committee considered a report updating them on the progress being made towards the disposal of the Macrihanish Air Base by Defence Estates.

Decision

The Committee agreed –

1. To note the contents of the report and, in light of the Director not being able to attend the Committee meeting, to request that the Director of Development Services attend the next meeting of the Business Day on Wednesday 10 December 2008.
2. To receive bi-monthly updates on progress
3. On the basis that MOD Machrihanish is a strategic Priority 1 Area For Action within the Local Plan to ask the Director of Development Services to identify a £10,000 contribution from within Development Services resources to a joint proposal costing c £50,000 (£20,000 - HIE, £20,000 - Defence Estates, £10,000 - ABC) with HIE and the MOD to prepare a scoping study and Masterplan.

(Reference: Report by Director of Development Services, submitted).

Prior to consideration of the following item, Councillor Colville, who previously declared an interest, left the room and took no part in the discussion on this item.

11. KILLEAN AND KILCHENZIE CHURCHES PRESERVATION INITIATIVE ASSOCIATION

The Committee considered a report informing them that a local community group – the Killean and Kilchenzie Churches Preservation Initiative Association has been formed with the specific intention of securing the conservation of the remains of the two chapels in west Kintyre which are Scheduled Ancient Monuments.

Decision

The Committee agreed to note the content of the report and agree to allow the community group and their professional advisers access to both monuments for the purpose of preparing Conservation Plans.

(Reference: Report Planning/Development Officer, submitted).

The Committee adjourned for lunch and reconvened at 1.30pm.

Councillor Hay submitted her apologies for the afternoon.

12. ISLAY FALLS PREVENTION

The Committee considered a follow up report to the Islay High School project on “The Fear of Falling in the Elderly.”

Decision

The Committee agreed:

1. To note there has been a delay with the works at Laodamus Place, Port Ellen due to a mechanical breakdown but the work will be carried out this month, and
2. To instruct the Roads & Amenity Services Manager to keep the Falls Prevention Group and local Members informed of the progress.

(Reference: Report by Network and Environment Manager, submitted).

13. TAYINLOAN PIER

The Committee considered a report advising them of the progress with the scheme to resolve the problems encountered at Tayinloan and the current position in respect of dredging.

Decision

The Committee agreed to:

1. Note the terms of the report and that a further report to initiate the design work would be taken to the Executive Committee in the new year.
2. Not that the Area Corporate Services Manager would keep local stakeholders informed of progress in terms of the Committee reports and decisions and that Martin Gorrige would ensure necessary liaison with the ferry operators and local property owners on the technical and design matters.

(Report by Head of Roads and Amenity Services dated 24 November, submitted).

14. REDEVELOPMENT AT PORT ASKAIG

The Committee considered a report updating them on the current position of the redevelopment at Port Askaig. A list of questions was fielded by local Councillors with a request for a response from Operational Services to be provided in the new year.

Decision

The Committee agreed to note the contents of the report and request that a response to the questions be supplied early in the new year.

(Report by Head of Roads and Amenity Services dated 24 November 2008, submitted).

15. ARGYLL AIR SERVICES

The Committee considered a progress report on the Scholar flights.

Decision

The Committee agreed:

1. To note the contents of the report
2. That the outcome of the upcoming trial be reported back to the Area Committee in February, or the first meeting thereafter upon availability of data.

(Reference: Report by Head of Roads and Amenity Services dated 21 November 2008, submitted).

16. COMPLETION OF PLAY AREA DEVELOPMENT PROJECT TARBERT PLAY AREA

The Committee considered a report updating them on progress of the proposal to move the existing play area adjacent to the new all weather park in Tarbert.

Decision

The Committee agreed to note the contents of the report.

(Reference: Report by Network and Environment Manager dated 3 December 2008, tabled).

17. AREA STRATEGY

Further to the previous revisions of the Area Strategy considered by the Committee there has been a further change in the templates designed to better align the area plans with both the Corporate Plan and service plan. It is recognised that this years Plan forms part of a transition period to the new format and the Committee, along with communities and services are expected to develop their priorities further during 2009.

Decision

The Committee agreed:

1. To note the revised templates and guidance in terms of items for inclusion.
2. To note the previous items which have been moved to the 'future schemes' list.
3. To consider the funding request for the Kintyre Way and identify it as an area service bid for funding of £10,000 per annum for 2009/10 – 2011/12.
4. To approve the draft area strategy subject to the revisions below and that, along with the Corporate Plan will now be subject to a period of consultation prior to approval by Council in February as part of the budget setting process
 - a) To add A82 into 'Campaigning'

- b) Under Vibrant Communities, to move 'Funding package secured' from Success Measures to Actions to Achieve Outcomes,
- c) Under Vibrant Communities, to replace the wording in the Success Measure for Ardrishaig Action Plan to 'Increased commercial activity, Number of shopfront renovations and Improved pedestrian access

(Reference: Report by Area Corporate Services Manager, submitted).

18. CAMPBELTOWN TOWN CENTRE WATERFRONT

Revenue money was made available to Campbeltown Town Centre / Waterfront Project in 2007/08 and 2008/09 to facilitate the project. Following the completion of the OBC process which reported to the Council meeting on 27th November 2008 consideration requires to be given for use of the balance of the money.

Decision

The Committee agreed:

1. To note the balance of revenue funding remaining available for use in supporting the principles of Campbeltown / Town Centre Waterfront and agree in principle to the utilisation of upto £45,000 of this money to provide match funding for a Town Centre Animation initiative.
2. That a further report be brought to committee in due course confirming the detail of this proposal and making further recommendations with regard to the remaining available balance.

(Reference: Report by Area Corporate Services Manager dated 18 November, submitted).

19. SCHEDULE FOR MEETINGS OF THE MID ARGYLL, KINTYRE AND THE ISLANDS AREA COMMITTEE 2009

The Committee considered the schedule of meeting for the Mid Argyll, Kintyre and the Islands Area Committee for 2009.

Decision

The Committee agreed:

1. To note the programme of meetings of the Area Committee for 2009
2. To approve the venues for the meetings of the Area Committee in 2009.
3. To provisionally schedule a meeting to consider any planning applications on Wednesday 21 January in Campbeltown.

The Committee resolved in terms of Section 50(A)(4) of the Local Government (Scotland) Act 1973 to exclude the public for the following item of business on the grounds that it was likely to involve the disclosure of exempt information as defined in Paragraphs 1 and 9 of Part 1 of Schedule 7A to the Local Government (Scotland) Act 1973.

Prior to consideration of the following item, Councillor Colville, who previously declared an interest, left the room and took no part in the discussion on this item.

20. CUSTOMER CONTACT CENTRE

The Committee considered a report outlining information requested by the Committee in regard to the sites identified as Customer Service Centre service points.

Motion

To note the terms of the report.

Moved by Councillor MacMillan, seconded by Councillor by Councillor Semple.

Amendment

To remit to the Executive Committee to consider ongoing staffing arrangements for the Tarbert office and ask that the Executive review the Business Case for the Customer Services Centre and, or as an alternative, identify all possible options for retaining a front line service (including Registration provision) within the Tarbert office and request that no action be taken to close the front line office until such consideration has been given.

Moved by Councillor Currie, seconded by Councillor Horn.

The requisite number of Members required the vote to be taken by calling the roll and Members voted as follows:-

Motion	Amendment	No Vote
Councillor Hay	Councillor Currie	
Councillor MacMillan	Councillor Horn	
Councillor Semple	Councillor Kelly	
	Councillor McAlpine	
	Councillor Philand	

Decision

The Motion received 3 votes and the Amendment received 5 votes and the Committee resolved accordingly.

(Reference: Report by Head of Democratic Services and Governance, submitted).

Councillor Currie left the meeting at this point.

21. LOCHGILPHEAD JOINT CAMPUS ROOF REPAIRS UPDATE

The Committee received a verbal update on the current position in regard to the permanent repair of the roof above the Sports / MASC area of Lochgilphead

Joint Campus and the delivery of the P.E curriculum within the school.

Decision

The Committee agreed:

1. To note the current position and the hard work done by staff to bring the matter to a resolution;
2. To receive a further update to the next meeting of the Area Committee; and,
3. To highlight to the Executive Committee the ongoing concern of the Area Committee regarding the failure on the part of ABC Schools and contractors to resolve this matter and the difficulties being faced due to the delays in the repair.

(Reference: Verbal report by QIO Special Projects).