

AUCHTERHOUSE COMMUNITY COUNCIL

Wednesday 19th February 2025 at 19.00 in the Village Hall

Minutes of Meeting No 364

Present:- Alasdair McLeod(AM), Mike Cowdery(MC), Mark Pearce(MP), Linda Cockram(LC), Euan Baird(EB), John Forster(JF), Hong (Angus Council), Councillor Whiteside(BW), 5 Members of the Community.

Apologies:- Shiona Baird(SB), Helen Smith(HS), Councillor Dorran(HD), PC M Brennan(MB), Darren Law(DL).

Minutes of 19th February 2025

AM opened the meeting and asked if the previous minutes were correct, the minutes were approved.

Matters Arising

The Tennis Court in the park will be investigated by the Parks Department.

The investigation into holding vaccinations in the village rather than travelling to other locations has shown that this will not be possible, it should be noted that there are other, alternative locations to Wallacetown Health Centre which may have better access etc.

Topics

a) Police Matters

The Police Report was reviewed with thanks to MB.

b) Road and Traffic Matters Planning Report

AM has spoken with Angus Council Road Engineers with regards to carrying out a speed survey on The Brae and The Avenue with a view to reducing the speed limit from 60 to 40 we await to find out if speed limit signs which monitor the vehicle speed can be installed.

c) Community Council Forum

A Community Council Forum will be held on the 5th March 2025 at Angus House.

d)TACTRAN/STPR/NPF4

No further action at this time.

e) Angus Local Development Plan (LDP)

We are required to look into ways to improve the local community area and identify land that could benefit from investment to allow development.

f) Community Communications, Website and Newsletter

No action required at this time.

g) Wi-Fi Funding

MP investigated opportunities for investment but has not heard back from the companies he had approached, consideration to 360 degree cameras for meetings etc.

h) Sidlaw Path Network Update

The Sidlaw Path Network posters now include a QR Code, on some maps, and it is proposed to improve signage on the paths.

i) Defibrillator (Telephone Box, CPR Training)

Training will be offered to the Community shortly. An issue with the reminder service for checking the Defibrillator had been an issue but it hoped that this will be rectified shortly and normal service will resume shortly.

j) Grant Funding-Play Equipment

No further action at this time.

SB

k) Resilience Plan

Currently on hold.

2. Planning Applications

a) Planning Update

New Planning Applications since last meeting

25/00012/PAN - Land South of Pitpointie Farm , Dundee DD3 0QR - 46MW Solar Farm with Associated Equipment.

This is not a planning application at the moment but a Proposal of Application Notice. It covers a 63 hectare site from just east of Pitpointie Farm, along the northern boundary of Dronley Wood, almost as far as Eastfield Steading. The developer is Mespil Solar Energy, based in London. A required 12 week public consultation period has just started and will involve 2 drop in consultation/information events on 4th and 18th March in Auchterhouse Village Hall and an online session on 27th March at 11.00am . Letters with more details will be sent to all residents living within a kilometre of the site, posters are being put up and we are keeping residents informed.

This PAN cannot be commented on until (and if) it becomes a full planning application but all the proposal details are on Angus Council's planning website.

ECU00005167 - Alyth-Tealing 400kV OHL Project - This is our local part of the national, long-term project to upgrade the national grid to handle increased input and transmission of renewable energy. The details can be viewed on the Energy Consents Unit's applications section on the Scottish Parliament's website. The project includes upgrading the overhead cabling on our local tall pylons and possibly strengthening the foundations of an, as yet, unknown number of pylons.

Unfortunately, the submission does not specify which pylons may need foundation work (this is not fully assessed yet and it probably won't be all the pylons) Any foundation work will need path widening to provide access for a considerably increased number of heavy vehicles. This is a potential concern here with narrow roads, often without footpaths, and walkers' paths on the hills. The Community Council has submitted a note of concern to ECU indicating that the absence of data about which pylons will need major foundation work and intrusive, possibly damaging, access is not acceptable at this stage of the application.

Updates Still Awaiting Decision

24/00359/FULL - Greenford Farm, Auchterhouse, DD3 0QT - proposed conversion of stables to holiday lets - still awaiting a decision.

Updates Approved

24/00666/FULL- Tarn Cottage, Bonnyton Road, Auchterhouse DD3 0QT - extension and workshop - approved.

Significant discussion took place on both the overhead lines and Solar Farm issues.

Finance

MP advised that the current account balance is £4,742.33, there are no significant expenses bar toilet payments and the Annual Council grant is paid in full.

Correspondence

The list of correspondence was included in the Meeting Agenda and reviewed.

AOCB

Concern has again been voiced by some residents that the burn is being blocked by stones and dirt being placed in the conduit and thereby stopping the flow of water into some gardens, causing damage. The blockage has been cleared it is hoped that this issue will be resolved shortly.

Date of Next Meeting: Wednesday 16th April 2025

Mark Pearce

From:markpearce.email@gmail.com

To:Mike Cowdery

Cc:Comcouncil

Fri, 4 Apr at 09:09

Hi Mike.

I am doing this a little early, but not expecting any changes before the meeting. Please give my apologies etc for not attending.

Here are bullet points on finance topics, if you can input and minute as needed.

1. Balance is £4,274.68 As of 4th April (not expected to change before meeting but if it happens I can update you for the minutes)
2. We have received £200 grant to help with supporting remote meetings equipment. The equipment suggested like 360 camera/mic would cost quite a bit more than that. I guess topic to discuss is if we want to use that money and what for. Some options would be to add to the grant and purchase some hardware (cameras etc) or spend on a paid Zoom account to enable meetings longer than 40 mins free limit.
3. Bank account change, Recommend there is a vote on whether to change bank accounts. Bank of Scotland are now charging us £4.50 a month despite confirming they would not!. Cooperative bank or Nat west (and RBS subsidiary) are the only banks that operate in Scotland and offer free banking for community organisations. NatWest are unclear if we qualify for that free account. Cooperative have confirmed that they would support us if we can provide documentation from Angus council off the community councils not for profit community remit and confirmation we don't need to be a registered under the Cooperatives, Communities and Societies Act .
My recommendation is to make the change to the cooperative. If agreed in a vote in the meeting please ensure it's captured in the minutes. I'll follow up with Hong to get the documents needed and apply to make the change after the meeting. Recommend also capturing signees for the new account, Suggest all existing signees still active in the council and all office holders at a minimum,
4. No contact still from Sidlaw path network treasurer regarding the money we agreed to help pay for the signage for the paths. Suggest draw a line under it if they don't want the money.

Thanks

Mark,

If decisions made on any topics and I need to follow up appreciate you drop me a quick mail ahead of the official minutes.

Planning Applications

New Planning Applications since last meeting

25/00126/FULL - Newton of Auchterhouse Farm, Auchterhouse, Dundee DD2 5PB. Further application for alterations and extensions to existing farmhouse (previous approved application 21/00851/FULL) Awaiting consideration

25/00087/FULL - The Neuk, Lundie, Muirhead, Dundee DD2 5PA. Change of use of grassland paddock for the siting of 6 glamping pods and ancillary works. Pending consideration

25/00081/FULL - Thriepley House, Lundie, Muirhead, Dundee, DD2 5PA. Erection of Distillery and Storage Building, change of use, alterations and extension to ancillary residential building to form associated facilities (tasting room, reception, garage, hosting area, garden room) and associated works (including borehole) Pending consideration

25/00082/FULL - Land north of Boathouse, Lundie, Muirhead, Erection of Dwellinghouse and Garage for Essential worker. Pending consideration

Updates

25/00012/PAN - Land south of Pitpointie Farm, Dundee, DD3 0QR. 46MW Solar Farm with Associated Equipment. The public pre-application consultation for this proposed development was completed on 09/04/25. If a full planning application is to be submitted, this will be the next stage. The planning application will be on Angus Council's website and public comments can be made in the usual way.

ECU00005167 - Alyth to Tealing 400kV OHL Project Upgrading of pylons (cabling and possibly foundations) We have around 14 pylons in our community council area. This application has now been submitted to the Scottish Government Ministers for approval. We have voiced our concern that the application does not specify how many local pylons need major foundation upgrading with the additional work and heavy traffic movements that will involve.

24/00359/FULL - Greenford Farm, Auchterhouse, DD3 0QT. Proposed conversion of stables to holiday lets - still awaiting a decision.