

**Minutes of Cameron Community Council Meeting held in Cameron Hall on
15th January 2014 at 6.30pm**

- Present:** Gordon Ball, David Brown, Janice Tomlinson, Jennifer Wylie, David Scott, John Wils
- Attending:** Cllr John Docherty, Cllr Donald MacGregor, Cllr Elizabeth Riches, Jennifer Ball, Martin Tomlinson, Bruce Thomson, Stephen Lohoar, Hugh Gillan, Rab Cameron, Austin Cameron (Dukes Course)
- Apologies:** Dick Bond
- Minutes:** Acceptance of minutes 20th November proposed by Jennifer Wylie and seconded by David Brown
- Welcome:** GB welcomed all and introduced Harry Field and his colleague Alex, Smart Service Advisors from Scottish Hydro, and Neil Gray Associate Director of Planning from Colliers, the company dealing with the planning application for the new golf course at Feddinch.

Scottish Hydro:

Harry and Alex introduced themselves and explained that part of their role as Smart Service Advisors was to give to Groups on Energy Efficiency Advise, Insulation and Safety in the home. They requested that we advise any vulnerable members of the community of the services they can provide. During their discussion they provided:-

- safety information; particularly advising that any fuel that burns can release carbon monoxide and every home should have carbon monoxide monitor(s) which should ideally be located in the same room as the appliance (no more than 2 metres from the appliance) and no higher than door frame height.
- They will provide practical tips to advise how to use less energy and save money After their visit, they will send full summary of everything we talked about during their visit. This will include advice and any recommendations, as well as confirmation of any follow-up appointments
- Advised that the government have made funds available to help with insulation and in some cases provide a new heating system. These funds are available until 31 March 2014, after that the government will reclaim any unused funds.

New Golf Course/ Colliers

Neil Gray provided details on the golf course development at Feddinch, he advised

- That several planning applications have been submitted since the original application, he explained what went before, what can be expected in the future and advised that work had currently stopped due to bad weather.
- The site had been shaped to form the golf course, sand will be brought in and landscape planning will start in the spring.
- Planning permission for the golf course has already been consented. The clubhouse planning permission was issued by Scottish Government Ministers in October 2012 because Fife Council failed to determine the application.
- The current (2005) permission for the redesigned golf course was approved in November 2012 which did not include a maintenance facility - hence the need for one and the subject of this current planning application (to store machines and tools to maintain the golf course).
- The current planning application for the new maintenance area includes for recycling natural waste (grass etc) from the golf course, a Golf Buggy Store, Biomass for heating of the maintenance area which will also have a pipeline to the Clubhouse, a laundry area, 25 car parking spaces for general maintenance staff.

- A service yard is being proposed which will be accessed via the existing approved access road.
- The initial planning application for the Farmhouse included a SPA, Gym, Plunge Pool, Sauna was rejected at appeal by the reporter, as this involved digging under the current building. The new application will be to restore the building providing 4 bedrooms which will be serviced by golf course staff and is expected to be used by visiting dignitaries.
- Timescales:
 - it is anticipated that the course will be finished and in maintenance mode July/ August 2014, this will not be playable at this time.
 - Demolish existing outbuilding and start building the clubhouse at that time (July/Aug). Plan is to complete the Clubhouse 2016, and the course will be up and running in 2017.
- There may be some future minor planning applications such as security floodlighting of the car parks and entrances. These will be processed through the North East Fife Planning committee in due course. The floodlighting proposals will be in line with 2005 permission for the golf course, see condition 29.

A QA session followed:

- Q: Will the maintenance facility be hidden by landscaping
 A: The building will be similar to agricultural sheds in green and will be shielded in part by landscaping, the planning application for this is approved.
- Q: What is planned for the course opening months
 A: NG could not speak with certainty on this but understands that it will only be open in grass growing season March – October, with the clubhouse being open all year
- Q: Has the Performance Bonds been posted
 A: There are two, one for the course and one for the clubhouse, values of each have been agreed. The one for the course has been posed, the one for the clubhouse is not due to be posed until the work on the clubhouse starts.
- Q: Is there a planning restriction on use of the Lumbo Road during the construction of the Biomass Plant.
 A: Planning agreements already in place with Fife Council include for no developer use of Lumbo Road during construction and operation. This will be adhered to. The applicant will be writing to Fife Council in response to CCC concerns to confirm that the matter will be managed to avoid the concerns.
- Q: Has allowance been made for disabled parking
 A: At the golf course there is provision for 100 spaces 5 of these will be for disabled parking, at the maintenance yard there are 25 spaces 2 of these will be for disabled parking. The allowance for disabled parking is usually 5% of the total.
- Q: Are any lakes or ponds being planned
 A: There is currently a SUDS area to collect water fall off from the land, and there will be water hazards as part of the course design.
- Q: Concern expressed that following the original application there was then a drip feed of smaller applications/amendments - minor applications do not go to committee and can be approved by delegated approval, so the community is not aware of these till they become approved.
 A: The current minor changes relate to windows on the clubhouse, and this was requested by FC planners. Planning rules allow for planning amendments to approved plans, where these are minor ie have no impact to the amenity.
- Q: What need to be floodlight.
 A: Floodlighting is for security eg in the carpark area, entrance to buildings, there are no plans for a driving range.

ACAD: Larennie Farmhouse:

Nadia Jones the Service Director from ACAD declined our invitation; they believe that they have provided as much information as they can due to the confidentiality issues around the residents of the facility. The young people are now in residence, they advised us that ACAD are bound by legislation relating to the safety of the children, and the children would be supervised at all times. They have now had two inspections, from the Scottish Care Association and the local Social Care Department, and have passed both inspections.

Planning:

Residential Caravan at Peat Inn: The Enforcement Officer has been trying to find out who owns the caravan, and now has a telephone number. **Action Cllr Macgregor:** Chase the Enforcement Officer once more on this situation.

Caravan Store at Drumcarrow Farm: There is currently a 5 caravan site at the farm, several of the people using it have asked if their caravans could be stored there. The proposal is to create a space to store 35 caravans by using the site of an unused silage pit, this storage area will be completely screened by leylandi planting.

Feddinch Golf Course: Further to the earlier discussion from Colliers concern was expressed about 1) the use of the Lumbo Road following completion of the golf course, 2) provision of adequate screening along the Lumbo Road. **Action David Scott:** Provide a draft letter to FC Planning outlining the concerns.

Matters Arising:

Accident at Radernie: On Saturday 17th November. Sergeant James Anderson has contacted GB regarding the accident and the car(s) parked on the road. The resident will not be charged as it has not been possible to have formal confirmation of the registration of the vehicle involved. It was mentioned at the meeting that car(s) are continuing to be parked at the location, this is legal during daylight hours, should it be seen after lighting up time it should be reported to the police on phone number 101 and note the police record number.

Correspondence:

Bus Service Changes in Fife: details can be found on the Stagecoach Website

Annual Grant Arrangement for Climate Challenge fund 2013/14: DB advised that he had the communication and it was being progressed.

AOCB:

Accident on A915: DB advised that there was an accident at Johnny Pauls Corner with a car veering off the road on 4 Jan 2014.

Road Sign Update: JT advised that 3 road signs had been reported to FC ; 1) the white one up from the hall will be cleaned, 2) Green Sign at Johnny Pauls Corner is now defunct as A915 detrunked. FC plan to replace these signs as they become defective, this sign has been added to their programme of works, the current budgeted is fully committed, so it will be put forward for the 2014/15 budgeted. 3) sign at Higham Toll was not found to be defective.

Grange Cross Road: GB advised the ditches had been cleared, the pipes replaced and the road to the nursery resurfaced.

There being no further business the meeting closed at 8.45pm

Next Meeting Wednesday 19th February 2014

Signed	Gordon Ball
Proposed	David Scott
Seconded	John Wils
Dated	19 February 2014