

Lammermuir Community Council Ordinary General Meeting

Wednesday 28th August 2024 at 7.30pm
Cranshaws Village Hall

Minutes

Present: Councillors:

Bill Landale (Chair) (BL), Tony Homer (Vice-Chair) (TH), Morag Rodger (MoR), Alastair Gordon (AG), Clive Warsop (CW), Adam Prokopowicz (AP), Cllr Donald Moffat (DM), Cllr Mark Rowley (MR)

Also Present: Dianne Repsch (Treasurer/Administrator) (DR)

Guest Speakers: Wendy Reid (WR), Beth Landon (BeL)

Resident: Alison Landale (AL)

Agenda

1. Welcome and apologies:

BL welcomed everyone to the meeting.

Apologies had been received from: Anna Dabrowska (AD), Cllr John Greenwell (JG), Lisa McKenzie (LM)

2. Place Planning with Guest Wendy Reid and Beth Landon - Chaired by Tony Homer (TH)

TH welcomed our guest speakers and confirmed that the councillors had spent time looking through the various documents online and would now like to gather further information and ask some questions.

SBC website link is: [HERE](#)

Beth Landon (BeL) provided A Guide for Community Groups as a handout at the meeting which had been prepared by Borders Community Action.

The following questions were raised:

- **What particular roles do you think we would need to fulfil with local volunteers?** BeL replied it would depend on whether LCC would want to use volunteers or whether they were prepared to fund specific roles. If you only use volunteers this would be a lot of work. BeL recommended having a paid project manager to oversee the community led place plan (CLPP), handle the admin and communications within the community. The volunteers would engage with the community by meeting with local groups, village hall committees, CELCA and members of the community who are not necessarily part of other groups. A suggestion would also be to set up a steering group which would meet monthly and they could do community engagement by delivering surveys door to door, engage on one to one with residents and help gather data.
- **What would a Project Manager role be expected to do in supporting community engagement?** WR explained that in her current role with ABPCC there is a small steering group and she has been tasked with gathering data, carrying out research, analysing the data, identifying gaps in the data and targeting those residents to fill the gaps. She has been liaising with the Duns & District group and working with the South of Scotland Housing Trust on a survey to identify gaps in housing. PACT has granted funding for consultants to carry out some of the more detailed planning design using the data collected to align with the CLPP.

- **What particular datasets and plans would LCC need to create the CLPP?** BeL replied that your community-led place plan will be registered with SBC using the National Plan framework for the Scottish Borders. There are videos on the BCA website which will give information on the legislation required to create a CLPP. WR said that you could look at the census data (2022) which shows the changes between the previous census to track data. Eg housing data on holiday homes, second homes in the area etc.
- **Do you think there are any particular issues to be aware of in consulting with private estates and the farming community?** WR suggested approaching via the young farmers institution. Data not available at the moment would be young people/families so you could plan for the future of the community by involving this group within your CLPP. For larger estates you would need to think about how to access them once you know what information you want to find out.
- **How would you suggest we could structure the differences in priorities between our communities?** BeL said you could have different layers in your CLPP to include a section for each village providing information on what each village wants to do. Although Duns PP is just covering Duns it would be good to communicate with Duns as neighbours as travel routes, health, social care are relied on by the LCC community. WR you could feed data on the services into your CLPP and also pass this on to Duns & District for their CLPP.
- **How long would the overall process be likely to take in terms of overall timescale?** BeL confirmed that if you are starting from scratch then the CLPP is likely to take 12/18 months. With paid support or consultants then this could reduce the time to 6 months.

WR confirmed that with this process you will develop your CLPP but there are actions that you can implement now which would be part of a community action plan (CAP) which can be delivered without it being part of the CLPP. Anything you can't develop now could be put in the CLPP for the future.

MR suggested land use was inserted into the CLPP. BeL confirmed that there was an up to date document setting out the various policies you could implement into your CLPP such as housing where you could specify what the requirements would be for the local area and these would be considered by the local authority.

- **What types of funding have you seen other communities access to fill gaps in skills/expertise and time?** BeL confirmed that there was no funding available at the current time. The Borders Community Action Pilot ends on 31/8/24 and there is not any information on what happens next with regards to any funding. Communities with community benefit funds are the councils that will be able to take CLPP's forward.

AL asked how the Scottish Government expected the CLPP's to be produced if they are not giving out any funding? MR confirmed that LPP's are not compulsory.

WR confirmed that certain parts of the resilience plan created by LCC would be able to be registered with the local authority and they would have to take notice of it. Information gathered from residents saying what they would like to happen in the community could be incorporated into a local action plan which would not have to be incorporated in the CLPP.

A general discussion took place where the following points were raised:

- LCC could decide to just do the local action plan
- To complete the CLPP was going to involve a lot of work and there was reservations as to whether this would be taken seriously by the local authority
- The cost of creating the CLPP was discussed with it being expected to be in the region of £10/15k
- It was generally agreed that LCC would need some specific help with the CLPP
- A local action plan would be expected to be for a 2 year period but a CLPP would be 5 years
- It was raised that there is differences in the three villages which would need to be considered
- It was suggested that LCC look at CLPP's that have already been registered

- BCA have a newsletter which highlights which local place plans have been registered

TH thanked WR & BeL for attending and they then left the meeting.

3. Matters Arising:

a) **Minutes of previous meeting held on Wednesday 26th June 2024** - BL confirmed that the Minutes of the previous meeting have been approved as a true record of the meeting and have been published on the Lammermuir website.

b) **Action Point Document from previous meetings:**

Actions from OGM on 26/06/2024

Action 1: Completed

Action 2: Completed

Action 3: Completed

Action 4: Completed

Action 5: Monitor response from CWP regarding community benefits for Aikengall Ila - no progress

Action 6: Paths Maintenance Grant - in progress waiting on invoice from Aitchinson Fencing

Action 7: Ellemford Show volunteers for the stand - in progress

Actions outstanding from OGM on 24/04/24

Action 1: A report on Blackhill Wind Farm to be prepared by AP - documents have been received from AP and DR will circulate them.

Action 1: Reports on Blackhill Wind Farm Community Benefit Fund to be circulated

Action 5: A draft response regarding Longcroft Wind Farm development to be prepared by AP. AP asked for more information so that he could complete this action. The LCC response was following the email received from Westruther Community Council and had been discussed at a previous OGM.

A brief discussion took place where the following points were raised:

- Should the response from LCC be in support of the Longcroft Wind Farm?
- Do LCC want to be in an area with a disproportionate number of wind farms?
- Should AP be giving a positive response or the LCC opinion?
- It was suggested that we communicate with other local community councils to obtain their views before a response is sent.

Action 2: AP to communicate with local community councils

Any other matters arising:

None

4. Treasurer's Report:

Bank Balance as at 26/06/24	£1,521.32
Income:	£0.00
Payments:	
Treasurer/Admin Costs for June & July 2024	£420.00
Examination of Accounts - BAVS	£10.00
Travel	£17.55

Bank Balance as at 28/08/24 **£1,073.77**

LCC Project Funding – Ring Fenced at CELCA as at 28/08/24

Defibrillator (incl AED training)	£639.85
Community Broadband	£1,000.00
Community Website	£268.08
Community Emergency Fund	£0.00
LCC Admin Costs	£0.00

DR (Treasurer) advised that BAVS are no longer offering the examination of accounts service. Sharon Ferguson has said that she would continue offering this service independently to LCC. **This was approved**

The Paths Maintenance Grant will be applied for when the invoice from Aitchinson Fencing is received and this will be for £600. The grant needs to be applied for before December 2024.

Action 3: DR to send a reminder to Aitchinson Fencing requesting the invoice

As fibre is being installed throughout the area and residents who sign up for this will pay for the service. It was **agreed** that a reminder should be sent to residents asking them to register their interest on the BT website.

Action 4: DR to send link to BT open reach website for residents to register, via The Herald

Action 5: DR to advise CELCA that the £1,000 for broadband ring fenced for LCC can be released.

5. Planning Applications:

No planning applications received since the previous meeting.

6. Community Councillors - Update on ongoing projects:

MR confirmed that he had met with the War Memorial Trust and the War Graves Commission. He mentioned that the war memorial had deteriorated even more and there was also a war grave in the cemetery which had fallen over and would need to be restored. CELCA have granted funding of £3k to cover the costs of the conservation architect fees.

7. Correspondence Received:

Set out below is the correspondence received since the last OGM which had been circulated to the community councillors prior to this meeting.

Community Led Local Development Fund

Circulated 21/8/24: Two new funds have just been launched by the Scottish Borders Local Action Group (LAG). This group is made up of local people and local organisations from the private, public and third sectors dedicated to try and improve lives for Borders Residents. All grants must be spent by 28th Feb 2025.

This year's Community Led Local Development (CLLD) fund offers grants of £1500-£20,000 for projects

that are centred around tackling at least one of the following themes of Net-Zero/Climate Crisis; Social Inclusion/ Improving Services for the Public and Poverty Alleviation (especially for children).

This year the LAG is offering a Growing the Local Economy Fund which is open to Small/Micro Business, Private Sector or Enterprise Organisations. Grants of up to £5000 are available (more potentially if a great idea) but do not cover staff costs. Any business idea considered but it must contribute to one of the three priority themes of Net-Zero/Climate Crisis; Social Inclusion/ Improving Services for the Public and Poverty Alleviation (especially for Children).

Crystal Rig IV:

Circulated to CC on 2/7/24. Fred Olsen Renewables advised that the start of the construction phase of the Crystal Rig IV wind farm extension for 11-turbines and generating 48.2MW of green electricity will commence on or after 19th July 2024. The construction period is planned to take approximately 18 months to complete.

The latest CLG meeting was held on 19th August at Innerwick Village Hall.

Crystal Rig Solar:

Circulated 5/8/24: Fred Olden has confirmed that plans have now been submitted to the Scottish Government. The documents can be viewed on www.crystalrigwindfarm.com or on the Scottish Government website [Scottish Government - Energy Consents Unit - Application Details](#) using application reference ECU00004759. The application for Consent Under Section 36 was also received and circulated. As a statutory consultee or an organisation likely to be concerned by the proposed development, LCC should provide representations regarding the proposal by 30 August 2024.

Crystal Rig I Repower

Circulated 5/8/24: The earliest phase of Crystal Rig has been operational for over 20 years and is coming to its end of life. Fred Olsen are exploring the opportunities to repower the site and utilise better, more modern technology at the site and will shortly be submitting an Environmental Impact Assessment Scoping Report to the Scottish Government Energy Consents Unit (ECU) for our proposals. The request for scoping opinion was also received and circulated. Comments to be submitted by the 16th August 2024.

- Tip height – 250 m;
- Hub height – 169 m; and
- Blade length – 81 m.
- Rotor diameter 162m

Shielburn Energy Park - Proposal of Application Notice

Circulated 29/7/24: A Proposal of Application Notice (PAN) was received and circulated on behalf of Sunlaws Development Company Limited, to Scottish Borders Council planning services:

- EIA Screening-PAN Boundary.pdf
- Concept Footprint of BESS.pdf
- 2024-07-10 – PAN – Shielburn Energy Park.pdf

The proposed development, named **Shielburn Energy Park**, is a 49.5MW battery energy storage scheme, located to the south of the Fallago Rig substation on the Roxburghe Estate. Further details can be found within the PAN, and the associated PAN boundary map and a concept footprint, showing a likely boundary of the BESS following environmental and technical constraints planning, are provided. Public Consultation Events on Thursday 3rd October 2024, between 3 and 7pm, and on Tuesday 22nd October 2024, between 2 and 6pm, at Longformacus Village Hall.

Aikengall Wind Farm Ila

No update

Longcroft Wind Farm:

It was agreed at the meeting on 21/02/2024 that AP should draft a response and submit this for review by the community councillors. This was discussed under actions.

Lees Hill Wind Farm:

No update received from Fred Olsen. A group called Duns Lees Hill Save our Skyline are sending updates and press releases which have been circulated.

Dunside Wind Farm:

Correspondence received 12/8/24. Following discussion with Historic Environment Scotland who raised concerns about the impact of the proposals upon the setting of a historic feature - the Mutiny Stones, a scheduled monument. EDF's design team has now amended the plan which has been submitted to the ECU. The revised proposals consist of up to 14 turbines with a maximum blade tip heights of 150 metres (two turbines), 180 metres (three turbines), 220 metres (nine turbines) and associated infrastructure. The SI documents are available to download from the project website - <https://dunsidewindfarm.co.uk/resources/supplementary-information-documents/>.

Ellemford Estate Woodland Creation:

Will Marshall from TreeStory has made contact and has said he is willing to attend the next meeting to provide an update to LCC on the Ellemford Estate Woodland plans.

Action 6: DR to invite WM to the next LCC meeting on 30/10/24.

Scottish Border Local Development Plan Adoption:

Circulated 21/8/24: Scottish Borders Council have advised that they have adopted the Local Development Plan (LDP) on 22 August 2024. The Council will be formally advertising the adoption of the Scottish Borders LDP and copies of the Plan will be available for inspection in public libraries, at Council Headquarters, and in Council Contact Centres, during normal working hours. Copies can also be viewed on the Council website at www.scotborders.gov.uk/ldp2.

Bowshiel Solar Farm

Circulated 26/8/24: Voltalia is seeking to develop a Solar Farm and Battery Energy Storage System (BESS) project in East Berwickshire, Scotland. The site is near Cockburnspath, approximately 14km southeast of Dunbar. The Proposed Project comprises a 170MWp solar farm and up to 150MW BESS with associated infrastructure. The Proposed Project will support the UK's net-zero targets and provide reliable and low carbon energy. Consultation is running from 20th August to 17th September 2024, first public consultation event is Tuesday 27th August 2024 at Cockburnspath Village Hall, TD13 5XY, 3pm - 8pm.

MR suggested that we should be replying to each scoping request as it is received and we should prepare a letter which could be sent.

Action 7: Draft up a letter to respond to the wind farm scoping. DR will prepare and circulate for input from the community councillors

8. Any other business:**Ellemford Show**

It was discussed that we will need some volunteers to help man the LCC stand at Ellemford Show.

Action 8: DR to send a reminder to the community councillors to see if they can help at any time during the day. Also send out a notification via The Herald asking for help from residents.

Berwickshire Community Partnership:

Circulated 28/8/24: Sanka Martei has advised that she has taken over the post of Community Engagement Officer for Berwickshire. She is setting up a monthly meeting on the last Friday of the month starting on Friday 27th September between 10 - 11.00am. These meetings are opportunities to network and connect between SBC/Community Councils/local Service providers/external stakeholders/charities/partners.

Speeding in Longformacus

CW raised the increased speeding in the village. MR thought there was not any budget to provide any speed warnings but would put LCC in touch with Philippa Gihoooley.

9. Date of next meeting:

Wednesday 30th October meeting at 7.30p.m. Longformacus Village Hall

Meeting closed at 21.15