

Aberfeldy Development Trust

Minutes of Board Meeting: 25.4.23

Aberfeldy Development Trust Meeting

24th April 2023

Green Room, Aberfeldy Town Hall

Time 7.30pm

1. Welcome, introductions & apologies

Present: Gill Steele (GS), Beth Dark (BD), Adam Hobson (AH), Carol Laing (CL), Graham Forsyth (GF), Sally Murray (SM), Mary MacDougall (MM), Helen Stockham(HS)
Apologies: Izzy Bunnell (IB)

Round table introductions and welcome to Helen Stockham (Development Officer)

2. Previous minutes

- Minutes approved

3. Previous Action Update

- GF to approach Alistair Forbes of SCOTTECH, **ACTION GF: Meeting to be arranged.**
- Identity Checks for Directors. with Mitchell's solicitors- **ACTION: All directors to hand ID/paperwork to Mitchells. GF to circulate form for ease of reference.**
- Duntaylor Site: Expression of interest to go ahead. Gill to get update from Joe Gribben @ CHT re expression of interest. **Ongoing**
- Bus depot / Aberfeldy Coaches. **See agenda item below**
- Send thank you to Dull and Weem. AH to send email contact to Carol Laing.
Action carried
- Formally appoint CHT ----- Jill/ GF- **Completed and notified Public Contracts Scotland**
- Conference microphone – Adam to investigate and pass on to Gill / Carol / GF to purchase. **Complete**
- LPP/LDP – Continue with communications regarding this and continue to ask where the funding is coming from this. **See agenda item below**
- Finance: RBS relationships still not good. All account nominees have now received bank cards with some issues relating to banking app access. **No further action required though card readers are still needed**
- RPK Community forum **MM attended- useful for training and funding sources. HS to attend next meeting 25th April**
- Put funding button onto web site. **CL has carried out initial research on fees- Just Giving/ Paypal options need further exploration. To discuss with IB**

4. Develop Five Year Plan for ADT

- Discussion and suggestions on how to develop 5 year plan

- ADT internal workshop to develop vision
- Building ADT planning into wider LPP community engagement plans
- Need ADT to consider how to become financially sustainable as funding sources may not be available in the future.
- Opportunities/challenges with changes to community assets
- Need involvement of CHT

- Decided that vision to be developed and tied to LPP process
- Meanwhile contact Ronnie CHT to come and meet ADT (**ACTION GS/GF to arrange meeting**)

5. Prospective Housing Sites (update from CHT & plan of action if SHS, Duntaylor & Ballinluig sites don't happen)

- **Slaughterhouse Site-** Rob CHT has received all quotes. ADT to request timelines for update on feasibility study **ACTION HS to contact Rob re timelines and key dates for feasibility study. AH to contact SLF to provide update on dates.**
- **Duntaylor-** **ACTION GF: Request update from Ronnie on Hillcrest / Caledonia Housing**
- **Ballinluig-** PKC thinks more constraints on the site than Duntaylor. **ACTION GF as above**
- **Contingency plans for sites-** AH proposed developing list of sites throughout area. This can then be used to tie in with Local Place Plan and feed into community engagement. **ACTION GF: GF to organise map to mark out potential sites.**

6. Additional Sites

- a. **Nursery (Forest School) & Scout Hut** - CL & SM met with ABC Nursery re. space for expanding nursery. Would like to create Forest School and employ additional staff. ADT supportive of improving nursery provision, considering commercial interest. Potential site identified by SM to develop Scout Hut and nursery. Possible project to include in funding bid to PKC. Fits with ADT aims as childcare identified as issue within housing needs survey. **ACTION: GS/CL/AH to meet with Landowner about willingness to sell for this use. ACTION AH to include project within Place Based Investment Programme fund bid.**
- b. **ACC re Coach Dept CAT request** - ADT not supportive of ACC car park plans given 2017 ACC report concluding there is already large amount of existing parking in town that requires better signage/marketing out and would like to develop another use. Site not big enough for housing development, but could be suitable for accessible flatted accommodation. **ACTION: SM&MM to meet Victor Clements (ACC) to discuss expressing an interest in site, but not for use as car park.**
- c. **Keltneyburn-** Possibly wrong side of ADT boundary so may not be within scope. **ACTION: SM to clarify boundary.**

7. LDP/LPP– Process (contact PKC Planning)& Funding (consultant led?)

- Will be discussed at PKC housing group 9th May.
- **ACTION HS to contact Andrew Ballentine to find out if there is an opportunity for funding form PKC as CAP not carried out, and find out how other communities have approached local place plans.**

- Star Consulting available but need funding for community engagement (PKC funding may be available to help with preparation of Local Place Plan. **ACTION HS: Find out from Star (Colin) about costs for developing plans**
- **ACTION HS to find out feedback from Dunkeld about process.**
- Potential funding application to SSE for developing place plan.

8. Financial Overview

- Place Based Investment Programme now available through PKC. Deadline for expressions of interest is 14th May
- Possibility of funding for feasibility studies for developing sites, nursery project and energy project.
- **ACTION AH: Explore fund in more detail and circulate summary**
- Invoices are up to date and £17286.21 in account

9. Influencing Policy

- a. Short Term Let Control Zone (question sheet for Councillors/meet MSPS?) **ACTION SM to raise with ACC at next meeting. SM and GS will draw up a question sheet for PKC Campbell Hall to seek responses to before May 9th Highland Perthshire Housing Group meeting**
- b. Response to national 2nd Houses Council Tax consultation. Discussion carried to next meeting

10. Trust Visit to Gairloch & Rothiemurchus CHT - **ACTION GF to chase DTAS to enquire about funding to support visit and for update on application process.**

11. AOB

- Wades Bridge: Concerns also raised about condition of footpath bridge. **ACTION GS to contact Neil re. Wades Bridge and invite to next meeting.**
- Representation of ADT at community council meetings- all agreed it would be beneficial to attend regional community council meetings where possible.
- 100 Years of Community Ownership celebration . **ACTION HS to complete survey by Friday**
- Social Media planning needed. **Action AH: Contact SSE to arrange photo and post introducing new DO**
- Trustee Liability Insurance- **ACTION GF: Investigate professional liability insurance.**

12. Time & date of next meeting

- 5th June 7.30pm at Beyond Adventure Office