



Bellyeoman Community Council

Serving NE Dunfermline

Secretary: Community Councillor Graeme Whyte

4 Farnell Way, Dunfermline, Fife, KY12 0SR

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MINUTES OF MEETING HELD ON WEDNESDAY 12th February 2003 AT 7.00PM IN THE JAMES ALLAN CENTRE, DUNFERMLINE.

PRESENT:

Wilma Allday (Madam Chairman), Graeme Whyte (Secretary), John Dudgeon, Jessie Cartmell, Cllr. Helen Law & 40 members of the public.

- 1] **CHAIRMAN'S OPENING REMARKS & APOLOGIES:** Madam Chairman welcomed everyone to the meeting including the extra members of the public. Apologies were received from Kate Findlay (Treasurer), Arthur Ashton (Vice-Chairman), Cllr. Jim Tolson, Ian Douglas, David Morman (Community Police Officer), Brian Smith (Community Police Officer), Douglas Campbell & Dave Manderson (Community Worker)
- 2] **MINUTES:** The Minutes of the last meeting were read and approved. They were moved by Jessie Cartmell and seconded by Douglas Campbell.
- 3] **MATTERS ARISING FROM MINUTES:**
There were no matters arising from the minutes that were not catered for elsewhere in the Agenda.
- 4] **CHAIRMAN'S REPORT:** The chairman had nothing to report that was not covered later in the agenda.
- 5] **ALDERSTON GARDENS FACTORS – HACKING & PATERSON** Madam Chairman welcomed Alan Maxwell (AM) & John Galvin (JG) from Hacking & Paterson to the meeting. Alan Maxwell proceeded to give an overview to the meeting of the situation regarding the appointment of Hacking & Paterson (H&P) as factors. In summary: The builders, Persimmon Homes appointed H&P as the factors to manage the maintenance of the shared areas and to collect monies from residents as detailed in their Title Deeds. This contract runs until May 2004. AM then went on to answer questions from the public.
 - What price are H&P paying contractors? *Approx. figures are £80 + £35 Management Fee + £1 Insurance. All this plus VAT totals circa £135 per annum.*
 - Residents Legally Obligated to Pay? *Yes.*
 - What Work is being done? *1] Ground maintenance. 2] H&P Management of contractors, billing and collection of monies.*
 - Frequency of work. *15-17 visits in the summer period for grass cutting plus ground maintenance. 1 visit per month in the winter for tidying etc.,*
 - Fair Price? *H&P think so.*
 - Residents' options? *Can change factor at end of contract period or investigate Council taking over maintenance. This may be a topic at a future meeting.*
 - 2nd Owner Obligations. *All owners are bound by the Title Deeds to share the cost of factoring.*
 - H&P Communications. *Residents expressed their disgust at some of the poor communications and PR demonstrated by H&P. Apologies were given to those residents who had received a final demand as their first communication from H&P. AM asked all residents with unanswered communications to make themselves known to him.*
 - All Owners charged? *All owners are charged. Any missing owners will have to pay their share.*
 - Boundaries. *Cllr Law will check again what the actual situation is regarding some areas not within the remit of H&P but fall outwith boundary fences. Owners Title Deeds should cover these items.*
 - Different Charges? *Any figures given by Persimmon for maintenance prior to March 2002 are not relating to H&P charges.*
 - Remedial works to completed by March.
 - H&P will visit site regularly to ensure work is carried out timeously.
 - Prices may vary $\pm 2.5\%$ to May 2004.
 - Secretary was asked to invite Persimmon to the April meeting re issues.
 - How many contractors approached by H&P. *Due to short timescale, only one.*
 - Transportation Costs? *E. Weir (East Kilbride) has local squads so does not charge for transportation from East Kilbride.*
 - Alternative Contractor? *If residents want, H&P can investigate an alternative contractor to E. Weir.*
 - AM suggested that Residents think about setting up a Residents' Committee.



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Madam Chairman thanked everyone for their input.

6] **POLICE** CPO David Morman had reported to the Secretary that there was nothing particular to report.

Councillor Law added the following points:

- The Boozebusters campaign had been successful.
- Hospital Parking. *She had asked for bollards to protect the verge and the Police were continuing to write to offenders.*
- Safe Child Scheme
- Safe As Houses scheme for over 70's.
- School safety initiative re parking outside schools.
- Neighbourhood Watch Schemes commended.

7] **TREASURERS REPORT:**

The Treasurer, Kate Findlay had intimated that the balance of the Community Council account stood at £2324.39, the same balance as at the last meeting.

8] **COUNCIL:**

Issues raised included...

- Cllr Law confirmed that Stagecoach would be attending the March meeting to discuss bus services in the area.
- The Council would be invited to the May meeting to look at maintenance services.
- The Post Box is now in place in Alderston Drive.
- Grit Bins. *A bin was in place in Farnell Way. Cllr Law was requesting more for Farnell Way and Craigston Park.*
- Cllr Law working to get funds to improve the pathway at Craigston Park to the Cycle Path.
- The Play are at Alderston Drive/Colliston Road is going ahead.
- Residents in Queen Margaret Fauld will be able to vote at Balfour Court instead of Paton Street.
- Bellyeoman School Speed Bumps scheme to start in the next few weeks. It was clarified that the 20's plenty scheme was just a request at this stage.
- Farnell Way Manholes. *Cllr Law has a meeting with Scottish Water on 26th Feb 2003.*
- Bellyeoman Road Parking. *This was still being investigated and it was emphasised that the Community Council preferred double yellow lines.*
- James Allan Centre exterior. *Still awaiting action.*
- Skateboarding facilities. *This is still on-going and being co-ordinated by Community Worker, David Manderson.*
- Complaints were raised about the condition and lighting of paths in the Alderston Drive/Robertson Road area.
- Cllr Law reported that there would be new lights at Balfour Court.
- Cllr Law was to be raising flooding problems in Robertson Road at the meeting with Scottish Water on 26th Feb 2003.
- Madam Chairman raised the issue of the quality of Council maintenance work. She cited the mess left, such as chewing up of verges, untidied litter etc., This was discussed and Cllr Law said she would take this up with the relevant departments.

9] **CORRESPONDENCE:**

The following correspondence was reported and made available to the meeting by the Secretary.

Correspondence Received:

Party	Details
Alderston Gardens Residents	Stuart Hannell; Helen Smith; Gordon Currie; Linda Scott; Kelvin Thomson
Fife NHS Board	Notice of meeting on 28th January 2003.
Hacking & Paterson	Confirmation of attendance at meeting.



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David Manderson Community Worker	Copy letter to young residents re. skateboarding.
Fife Council	West Area Services Committee - 16 th Jan 2003 & 14 th Feb 2003.
Trading Standards	Newsletter
Fife Council	Plans for Robertson Road at Bellyeoman Primary School with regard to speed bumps and junction re-alignment.
Enable Scotland	Information pack and request for volunteers.
Fife Council	Planning Applications: w/e 17/01/2003; 24/01/2003; 31/01/2003 w/e 07/02/2003 Aberlour Child Care Trust.
Scottish Water	Information on Water & Waste Water Scheme of Charges 2003/4.
Fife Council	Proposed Play Area Plans - Robertson Road/Alderston Drive.
Fife Council	Licensing applications in Dunfermline Press (13/02/2003)
DAFC Liaison Ctte	Minutes of last meeting and agenda for next on 19/02/2003.
Glasdon	Local Councils News-sheet
Record Playground Equipment	Product Update 2003.
Fife Council	Taking Care of Fife Award nominations.
Water Customer Consultation Panels	Notice of Public Meetings. Perth: 18 Mar 2003 Glenrothes: 3 Apr 2003
Helen Scott	Copy of letter to Stagecoach re changed timetables.
Fife Fire & Rescue	Stakeholder Consultation Survey
Fife Council	Community Council Seminar - 22 nd February 2003.
Fife Council	Review of Alcohol Consumption in public places Byelaws.
Civic Week Ctte	Nominations request
FWTC	Request for database info. & offer of items for newsletter.
SEPA	SEPA Service Charter

Correspondence Sent:

Party	Details
Fife Council	Reply re seminar on 22 nd January which Kate Findlay was to attend.
Alderston Gardens Residents	Letter inviting residents to next meeting, informing them about Hacking Paterson attendance and asking for comments & questions.
Hacking & Paterson	Summary of questions/points raised by residents.
Cllr Helen Law	Requesting Information about Council Adoption of Factored Areas.
Fife Council	Reply to Review of Scheme for Establishment of Community Councils
Fife Council	Reply to Review of Common Good Fund Grant Procedures

10] **AOCB:**

Procedures for Dealing with Travelling People: This would be raised at the next meeting.

11] **DATE & TIME OF NEXT MEETING:**

The date & time of the next meeting was scheduled for Wednesday 12th March 2003 at 7.00pm in the James Allan Centre, Paton Street, Dunfermline.

There being no further business, the meeting closed at 9.20pm.

Signed:

Date: