



Minutes of Meeting Held on Wednesday 8 February 2023 at 19:00hrs at CR Smith.

v1.02

Sederunt: (Present / Apologies / Unknown):

Community Councillors & Councillors:

C.Cllr Wilma Allday (Honorary President)	P	C.Cllr Gordon Harvey (Chairman)	P
C.Cllr Ian MacFarlane (Vice-Chairman)	P	C.Cllr Graeme Whyte (Secretary)	P
C.Cllr Ross Cassidy (Treasurer)	P	C.Cllr William Muir	U
C.Cllr Keith Omond	P	C.Cllr Ruth Watson	P
Cllr Auxi Barrera	A	Cllr Gavin Ellis	P
Cllr Gordon Pryde	P		

Others:

Norma Farquharson	P	Zoë Mays	P
Alex Allan	P	Derek Armitage	P
Alan Whyte	A	Mary Whyte	A
PC Stewart Paton	A	PC Paul Scougall	A

Actions are shown in shaded boxes after items.

- Welcome, apologies & conflicts of interest:** C.Cllr Gordon Harvey welcomed everyone to the meeting. Apologies for absence were recorded. Members were asked to declare any potential conflicts of interest either now or at the appropriate point in the meeting.

2. Minutes of Previous Meeting:

- Approval:** The Minutes of the last meeting were read and agreed (v1.04). They were proposed by C.Cllr Keith Omond and seconded by C.Cllr Ian MacFarlane.
- Matters arising, not on the agenda:** The Chairman covered the following points:
 - Drug Misuse in Woodland.** The Secretary had sent the information provided by Cllr Gordon Pryde to the Community Police, who are investigating.
 - Gazetteer.** The Secretary had written to the Gazetteer with the CCs recommendation for the naming of the new Leys Park Road development. Support for the CCs name had also been given by Cllr Gavin Ellis and Cllr Gordon Pryde.
 - Blue Shed.** It was reported that some remedial work had been carried out to secure the blue shed at Queen Margaret Fauld.
 - Fife Council Asset Management.** No action had been taken by Cllr Ellis or Cllr Pryde on this matter. Cllr Pryde agreed to take up this matter, with specific examples of the 'CoOp Lane' and the South Bellyeoman Farm strip on Alderston Drive.

FC Asset Ownership: Work with FC to streamline asset management, e.g., a path owned by Housing, tarred by Transportation, bushes cut by Parks.

2022

All Cllrs

3. Police Report:

- No report received.
- Members of the public were reminded to report non-urgent Police matters to their local community police officers by email – police@bellyeomancc.org.uk.

4. Officers' Reports:

- Correspondence.** The Secretary reported that miscellaneous correspondence had been circulated to members.
- Community Council Membership.** The Chairman had written to members with low attendance. C.Cllr Alan MacAskill had resigned, and the others hoped to attend more regularly.



- c. **Bank Balance.** The Annual Fife Council Grant of £889.96 had been received on 23/01/2023. The bank balance was £9965.61.
- d. **Strategic Plan Update.** The revised draft Strategic Plan, created by C.Cllr Ian MacFarlane and C.Cllr Gordon Harvey had been circulated to Members. Apart from a few minor changes, the document met with overall approval. A final version would be circulated for adoption at a future meeting.

<i>Final Strategic Plan version to be circulated to Members</i>	<i>Feb 2023</i>	<i>GH / GAW</i>
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5. New Matters:

- a. **Kingseathill Viewpoint.** The Chairman and Secretary advised the meeting of recent correspondence about the Kingseathill Viewpoint. The Council had been approached with a view to selling the land to a private developer. All the elected Fife Councillors for the area (Barrera, Ellis & Pryde) had objected strongly. After input from Cllr Ellis, Fife Council consulted the Community Council. The Community Council submitted our objection as well. The Council have decided that any application would be unlikely to be approved. In addition, the land is a Common Good Asset. The CC's objection letter is attached as Appendix 1 to this minute, for the record.
- b. **Lauriston Nursery – Temporary Accommodation (22/04166/FULL).** The Chairman outlined the temporary Planning Application for the Lauriston Nursery in Robertson Road. In summary, it was agreed to object on the grounds of road safety and public safety. C.Cllr Gordon Harvey had drafted a letter of objection, which he would finalise and submit on behalf of the CC.

<i>Submit objection letter.</i>	<i>Feb 2023</i>	<i>GH</i>
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6. On-Going Matters:

- a. **Bellyeoman Community Woodland.** Zoë Mays had talked to Ronnie Collins (West Fife Community Woodlands) about the project. Zoë agreed to arrange an on-site meeting with Ronnie Collins, C.Cllr Graeme Whyte, and C.Cllr Gordon Harvey to review possible plans, costs, etc.

<i>Organise on-site meeting with Ronnie Collins.</i>	<i>Feb 2023</i>	<i>ZM</i>
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- b. **Speed limits and crossing points on Whitefield Road at Hospital (currently 40mph).** We await an officer's report to a future Area Meeting.
- c. **Whitefields, 22/01557/EIA.** A Non-Material Variation application (NMV) had been submitted to move the compound 140m east. The NMV was published on a Monday morning and passed by planners that afternoon!
An Advertising Application (ADV) for advertising hoardings at the top of Whitefield Road has now been submitted. The Chairman sent in a letter of objection immediately on the grounds of Road Safety at the Whitefield Road / Kingseat Road junction. The Chairman also wrote to the Planning Department asking why work has started on the ground, which appears to be in contravention of conditions.
- d. **Northern Relief Road (NLR).** No update, other than Surveying is progressing at the Halbeath Railway Crossing area.
- e. **Local Place Plans.** The Final Strategy Document will be our CCs version of this document.
- f. **B912 Road condition from Whitefield Road to M90.** The section from 30mph signs in Dunfermline to the 20mph signs at Kingseat has been approved for resurfacing in the 2023/24 financial year. Cllrs Pryde and Ellis intimated that the Lassodie section is being followed up by Cowdenbeath Councillors.

<i>Cllr Barrera to continue to chase potholes on B912 (Lassodie).</i>	<i>Jan 2023</i>	<i>Cllr AB</i>
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- g. **Hedges/Paths maintenance.** The CoOp Lane work had now been completed. The Cllrs and C.Cllrs agreed to monitor this matter over the summer months and liaise with Stephen Duffy, as required.

- h. **Core Path Steps (Bellyeoman – Townhill).** No update at this stage. It was noted that the drain under the Kingseat Road on the cycle/footpath is still flowing. The icy paths issues on this same stretch from Whitefield Road to Townhill had not resolved, and the weather had been milder in the interim period.

<i>Cllr Barrera to follow-up with FCCT.</i>	<i>Jan 2023</i>	<i>Cllr AB</i>
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- i. **Bellyeoman Park potholes.** Everyone was pleased to hear that these potholes had now been filled.

- j. **Unkempt 'Factored' Areas (ongoing since September 2002).** C.Cllr Gordon Harvey and Derek Armitage are continuing to work on this issue, as per the October 2022 minute.

<i>Research work on Titles and related issues.</i>	<i>Nov 2022</i>	<i>GH/DA</i>
<i>Liaise with Council Officers on resolution. (First raised in 2002)</i>	<i>2002</i>	<i>All Cllrs</i>

- k. **Playparks Review.** Cllr Barrera had sent the Playpark Review Document to the Secretary who had, in turn, circulated it to Members.

- l. **Lochhead Dump – smell.** The bad smells continue to plague the area in certain weather conditions. Our CC first raised this matter in 2016 with John Conaghan, Service Manager at Lochhead dump. His response in May 2016 had been:

I haven't dismissed the reported instances of odour, and did confirm in my initial response that I'd be reviewing operations, and have just given the go ahead for further works to be undertaken, which should improve any potential odour issue.

Regards, John J. Conaghan, Service Manager (Resource Recovery)

Resource Efficient Solutions LLP (a Fife Council company), Lochhead Landfill Site.

- m. **Flooding.** Cllrs Pryde and Ellis reported that Fife Council are trying to establish whether the Landowner or individual retailers (e.g., Asda) were liable for maintenance of the SUDS at Halbeath. A reminder of C.Cllr Harvey's requests from the January 2023 meeting were as follows:

- i. *To investigate whether the flooding on Halbeath Road was caused, wholly or partly, by poor maintenance and, if so, to seek improvement in the drainage maintenance regime across Dunfermline.*
- ii. *To ask the Planning Department and the Flood Risk Department of the Council to consider whether the flood risk assessments and mitigation measures contained in applications 17/01677/EIA (Whitefield) and 22/01557/EIA(grouting) were still competent given the recent increased rainfalls which are being described by meteorologists as much more likely to occur regularly in the future.*

<i>Councillors to ask Planning Authority to revisit plans from 2017/2022.</i>	<i>Jan 2023</i>	<i>All Cllrs</i>
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7. AOCB

- a. **Avian Flu.** The Chairman advised the meeting that the eastern side of our CC area was now within an Avian Flu Protection Zone, with the remaining area in a Surveillance Zone.
- b. **Turkish/Syrian Earthquake.** The Chairman advised that donations of goods to help in the earthquake zone can be handed in to the Woodmill Delivery Office of Royal Mail.

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Website: www.bellyeomancc.org.uk

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- c. **Community Cafés.** Zoé Mays informed the meeting that the Community Cafés had started at Bellyeoman Primary School and had been successful. Zoé agreed to send information about future dates to the Secretary for circulation.
 - d. **Alderston Drive Potholes.** Cllr Ellis informed the meeting that an officer from Fife Council would be inspecting all the potholes in Alderston Drive in the next few days with a few to having them repaired.

8. **Date and Time of Next Meeting:** C.Cllr Gordon Harvey thanked everyone for their attendance and intimated that the next meeting of the Community Council was scheduled for **Wednesday 8th March 2023 at 19:00hrs in the CR Smith Boardroom.**

It was also noted that there had been no potential conflicts of interest intimated and with there being no further business, the meeting closed at 20:50hrs.

Bellyeoman Community Council

Secretary: Community Councillor Graeme Whyte

Email: secretary@bellyeomanc.org.uk

Website: www.bellyeomanc.org.uk

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V1.02

30 January 2023

Property Services – Estates Team
Fife Council
By Email

Dear Amy

Thank you for your email consulting on the Common Good Land at Kingseathill, detailed in your consultation papers as below:



Fife Council map of Common Good Land at Kingseathill

Having consulted with the Bellyeoman Community Councillors, I have been asked to reply and convey that their unanimous decision is to support the view of the Council Officers, and the elected Fife Councillors for Dunfermline North, in wholeheartedly rejecting any suggestion of selling or disposing of this ground for the following reasons.

1. **Common Good Asset.** It is an area of Common Good ground. A review of Common Good Assets is due to take place this year. Any disposal now would seriously undermine such a review.
2. **Visual Amenity.** The viewpoint, which includes an OS Trig Point marker, is a wonderful asset to the City of Dunfermline as well as to local residents in Bellyeoman and nearby Townhill. The views span from Edinburgh in the east, along the Forth Estuary, through to Shotts in the West, south to Tinto Hill near Abington in the Borders, north to Knockhill, and northwest to Ben Lomond. The view is quite unrivalled in the area because of the scope of vistas that it offers and the great access it enjoys by foot, cycle, or car. This is clearly down to its key location at the top of the City of Dunfermline. This land is clearly an asset that could not be replaced if lost.

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Recent View from Kingseathill Viewpoint over Dunfermline to Edinburgh and the Forth Bridges

3. **Pedestrian Green Corridor.** The area provides a pedestrian corridor from the Bellyeoman area to the viewpoint, Kingseat Road, and onwards to areas such as Townhill Loch. In recent years the pavement along the north side of the Kingseat Road east of the viewpoint has not been maintained by Fife Council and makes it difficult and dangerous for walkers, as they need to walk in single file due to overgrown bushes, particularly in the summer months. Please see the Google Maps view below, which highlights the walking routes through the viewpoint and the area in question.





4. **Viewpoint Seating.** There are bench seats at the Viewpoint which allow visitors to the spot to stay a while and enjoy the views. The Community Council donated one of the benches. Before the pandemic, the Community Council had been looking into funding improvements to the flower and plant beds at the viewpoint in conjunction with Fife Council.
5. **Mental Health and Wellbeing.** The importance of such an asset to visitors in terms of mental health and wellbeing, is incalculable. It is clear that it is hugely important to many for that reason.
6. **Wildlife Corridor.** This land provides a valuable biodiversity corridor, as it is one of a very few open north/south routes in this area. The areas to the south of the strip of land, on either side of the pedestrian grass route, are a mixture of wild shrubs and trees, including gorse. This environment provides excellent habitat for wildlife and birds in particular.
7. **Greenspace Strategy.** The Council's own website quotes :- *"The landscape of Fife is a major asset and as such is highly valued and requires to be maintained to the highest possible standards to enhance the overall visual impression of our green spaces. Greenspace is publicly usable land and includes parks, play parks, woods, allotments, nature areas and playing fields."*
Given this is the position of the Council, we would argue that the retention of this land in public ownership fits directly into the Council's own strategy.

The Community Council would like to point out that it is not against the appropriate selling of Council or Common Good Assets where there would be limited loss, and a consequential gain to the Community. I cite the support we gave to the Council when selling a small section of the Lauriston Park, on Robertson Road, to a private nursery, a few years ago, to allow for expansion of its children's' nursery services to the community.

Finally, I felt it appropriate at the end of this document to include some of the comments and feedback from Community Councillors which I hope you will find useful.

Thank you for this opportunity to feed back the views from the Bellyeoman Community Council.

Yours sincerely .

C.Cllr Graeme A. Whyte
Secretary

Comments from C.Cllrs

C.Cllr Wilma Allday - Immediate Past Chair (40+ years' service to the Community Council)

I would be very much against the selling of this land for residential purposes.

This is Common Good land and should be kept as such .

Bellyeoman Community Council placed a seat there which has seen a lot of use over the years. It is a lovely place to sit and view Dunfermline, and the bridges and there are many people stop in the lay by for that reason.

I have personally used this spot as a "thinking" seat on many occasions when I wanted a bit of time by myself.

C.Cllr Gordon Harvey – Chairman

I strongly object to this land being disposed of as it is part of the Common Good land of Dunfermline and is of immense value to the population of Bellyeoman.

Its loss would be unacceptable on its own grounds, but it is the intention of Fife Council to consult on the future of the Common Good in March of this year. The attempt to buy this land now is, at best, premature and would circumvent the



forthcoming review. I am bound to wonder if the developer is attempting to avoid the scrutiny this review will bring or the need to respond to the arguments we will exercise during that review to ensure the land is retained.

There are many reasons why Bellyeoman CC should resist any sale with the maximum force possible. Amongst the most obvious is the Council is encouraging the retention and use of green space, Bellyeoman CC wishes this piece of land to contribute to that.

Also, this area provides a biodiversity corridor as it is one of a very few open north/south routes in this area. Its loss would be detrimental to the local wildlife.

C.Cllr Ross Cassidy – Treasurer

This is a valuable piece of land. I often walk there, have a seat, and enjoy the views. It has views towards Edinburgh to the east, the three bridges, the Pentlands, and all the way west to Grangemouth.

I think we should strongly oppose [the disposal] and keep [it] for the common good.

C.Cllr Keith Omond

We definitely have to strongly oppose the proposal to purchase this plot.

C.Cllr Ruth Watson

I agree with everyone else that the viewpoint area is a valuable area for the community and should not be sold.