

Minutes

South West Neighbourhood Partnership

7pm. Tuesday 31 January 2017

Carrickvale Community Centre

Present

Cllr. Eric Milligan	Sighthill/Gorgie (Convener)
Cllr. Cathy Fullerton	Sighthill/Gorgie
Cllr. Andrew Burns	Fountainbridge/Craiglockhart
Cllr. Denis Dixon	Sighthill/Gorgie
Tom Graveson	Merchiston Community Council
Anne Denholm	Wester Hailes Community Council
Margaret Wilson	Stenhouse, Saughton Mains & Whitson Community Council
Janis Hope	Sighthill, Broomhouse and Parkhead Community Council
Andy Devenport	Tollcross Community Council
Kevin McKay	Craiglockhart Community Council
Andy Shanks	Locality Manager H&SC Joint Partnership
Liz Duthie	Inspector, Police Scotland

Supporting Officers / Officials / Also in Attendance

Mike Avery	South West Neighbourhood Manager (NM)
Christine Doherty	Partnership and Information Manager (PIM)
Scott Neill	Partnership Development Officer (PDO)
Alex Dickson	Sergeant, Police Scotland
Sam Verner	Senior Project Manager
Colette McKenna	Senior Project Manager (Construction)
Iain Murray	Senior Surveyor
Elaine Loughton	Sighthill, Broomhouse and Parkhead Community Council
Ann Walton	Sighthill, Broomhouse and Parkhead Community Council
Marion Whale	Sighthill, Broomhouse and Parkhead Community Council

1. Order of Business

Order of business remained as per the set agenda published on Council papers online.

The Convenor welcomed members of the Partnership Board and introduced Andy Shanks who is in the process of taking over as Locality Manager for the South West Health & Social Care Partnership.

2. Declaration of Interests

No notes of interest were received.

3. Deputations

None

4. Minutes

The minutes were approved as an accurate record of the meeting on 11 October 2016 held at Carrickvale Community Centre.

5. Neighbourhood Partnership Business

5.1 North Sighthill Regeneration Project and Small Sites Updates – Colette McKenna and Sam Verner

CM provided update on current 21C Homes new build programme:

- since 2012 21C Homes completed 301 new affordable homes for rent and 201 for sale (some with help to buy)
- 2016 Council committed to increase house building programme
- current live projects in construction or in design development - 1235 affordable homes for rent – quarter of these in SW locality – and 660 homes for sale
- future sites across city - 21CH actively looking at a further 3,500 homes for rent

CM gave the Board an overview of the North Sighthill Regeneration Project. There will be the following accommodation;

- 316 houses and flats, broken down as;
- 184 affordable homes (completion in 2 years)
- 132 available for private sale (completion in 3-4 years)
- Contactor initial programme was submitted 12 months ago and will require updating to give accurate picture
- Retail space will be 250m which is flexible for three small retail units or one large unit.
- Plan to be on site by Spring, currently waiting on consents from Roads and Building Control departments and from Department of Planning on consent for private homes on the site.

The Convener opened the meeting for questions;

KM – asked if there would be significant disruption to traffic flow during the development?

CM – The aim is to use the Broomhouse side of the development to minimise long term traffic disruption. However, during critical periods of the development there will inevitably be some disruption.

JH – Has they been any interest in the retail space?

CM – There have been tentative enquiries, however the site has not been advertised at this time.

SV briefed the Board on the small sites;

Finance and Resources Committee agreed to place an order to progress the Pre-Construction Activities for seven small brownfield sites across the city. Three of those sites are in the South West Neighbourhood Partnership area:

Calder Gardens;

- 37 affordable homes
- 2 blocks of 11 flats, 15 houses
- 26 homes for social rent, 11 for mid market rent
- Planning consent & Stage A Building Warrant received
- Aiming to start work on site soon - when Delivery Agreements are complete

Hailesland Place;

- 32 affordable homes
- 1 block of 22 flats, 10 terraced/ semi detached homes
- 21 for social rent, 11 for mid rent market
- Applications submitted for Statutory consents
- Aiming to be on site in the Summer

Dumbryden Drive;

- 49 affordable homes
- 1 block of 34 flats, 1 block of 15 flats
- 30 for social rent, 19 mid market rent
- Applications submitted for Statutory consents
- Aiming to be on site in the Autumn 2017

MA – What will the energy rating be?

SV –high B rating. Moving towards making all new CEC homes Silver Standard which will be high B to A rated

St Stephen's Court

- The external fabric of this building will remain relatively untouched, the internal layout will consist of 29 one bedroom flats.
- As part of the early discussions with H&SC it was agreed that initially the development would be used to alleviate bed blocking in hospitals.
- Planning and building consent is being sought, however it is hoped that work will commence by March 2017.

MA advised the Board that part of the discussion regarding this development was the design to agree the correct solution for current and future demands. The design flexibility offers potential change of usage to allow the flats to be used as part of the Council's one bedroom housing stock at a later date.

Cllr D noted his approval at the movement on this long awaited development.

5.2 Locality Improvement Plan Engagement, Phase one Feedback – Mike Avery

MA noted the tabled report and highlighted the engagement activities that took place prior to the Christmas break. The resulting data held no surprises with five work streams emerging similar to the current local community plan. The objective is to start the second phase of the development process to start putting details into the actual work the leads will be delivering on.

Cllr B agreed with the report as did Cllr F and asked about next steps. MA responded that we await the methodology to be determined before discussion begins defining the smaller area noted as having high deprivation factors. Timescale will be tight as the final report has to be with the Scottish Government by October 2017. The target will be to have a draft in place by July.

5.3 Partnership Action Updates

5.3.1 Health Matters – Scott Neill

SN gave an overview of the tabled report to the Board. CD noted that there had been small issues around not being able to use the online voting system which ran into temporary date protection problems City wide. However, in the South West a further voting facility was added to the roster to compensate for the inconvenience in the Broomhouse area. In general the numbers of people voting was on a par with other areas of the City offering participatory budget initiatives.

MA noted that the team were always looking to improve each project and a review will be carried out. CD added that there was a cross evaluation being carried out by the PB working Group covering all NP areas. This collective piece of evaluation will be fed back to the Scottish Government in due course.

Cllr B stated that the general feedback he has received was good and that many of the participants had enjoyed the experience. The report was approved by the Board.

5.3.2 Environment & Transport

This update was tabled by Cllr C to note;

- The event hosted by Edinburgh Lothian Greenspace Trust on 19th January, focusing on community led green space and growing was well attended. There were follow up actions which will be reported later in the year. The next meeting will be hosted by Westburn CAN on 13 March.
- Cllr C has met Sustrans and Scottish Canals around continued pressures on the canal towpath. There is some ideas to the developed for community action to tackle this issue. Follow up meeting will be held on 10 February.
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5.4 Reports referred from Committees

The following reports were noted by the SWNP;

Police and Fire Scrutiny Committee

5.4.1 Scottish Fire and Rescue Services (SFRS), City of Edinburgh Performance Report, 1st April 2016 to 30th June 2016

5.4.2 Police Scrutiny Context Report for Edinburgh - April to June 2016

5.5 South West Community Grant Fund Report (For noting)

Members noted that there is £10,460 remaining in this year's community grant budget, however officers are confident there will be sufficient interest for the budget to be fully allocated.

5.6 Public Questions

There were no public questions.

6. Date of next meeting

Date of next meeting – 13 June 2017, Carrickvale Community Centre.

The Convenor thanked everyone for their attendance.

MA took the opportunity on behalf of the South West Partnership Board to thank Cllr Milligan and Cllr Burns for their support and contribution to the work of the partnership over many years. Both elected officials will retire in May.