Mayfield and Easthouses Community Council (MAECC)

Minutes of Meeting

05 April 2017 7pm – McSence Business Park

The minutes below were approved on 03 May 2017 by G. Jackson and seconded by M. Jackson.

Attendees: Robert Hogg (Chair), Judy Thomson (Treasurer), Laura Yuill (Minute Secretary), Pat O’Neil (CC), L. Congalton, Lena Hutton, Margaret Dubickas, Janet Inglis, Sharon Hill (MAEDT), Lynne Pryde (CC), Graham Buchan, Kenneth Baird (SNP), Jean Paterson, Walter Paterson, Rudi Bregulla (CC), Kevin Quinn (Midlothian Advertiser), Arthur Broadhurst, John Hackett (Scottish Labour), Cllr Peter De Vink, Heather McBroom (Mayfield Primary School Parent Council), G. Jackson (CC), M. Jackson (CC), PC Scott Lambert.

Apologies: Paul Johnson (Midlothian Council Communities Team), Stephen Liddell (CC), Michael Hogg (Vice-Chair).

1. **Apologies and Introduction**

RH (Chair) welcomed everyone to the April CC meeting and noted apologies (documented above).

Normal business was then suspended and a guest speaker welcomed to the meeting – namely Maurice McCann and his team from Morrisons Construction.

2. **Guest Speaker – Maurice McCann – Morrisons Construction**

RH introduced Maurice who had been asked to attend the CC to update on the progress of the new Newbattle High School. Also in attendance was Derek Scotland Project Director for Morrison Construction, Sam Lomond Project Skills Coordinator for Morrison Construction, and Graham Reid, Managing Surveyor for Morrisons Construction.

A fly through and photographs were presented on screen which illustrated the progress on site and the layout of the school which includes a café, library, and sports centre. It was noted the library will have extensive opening hours and will have self check in/return facilities.

The Chair questioned whether site visits would be possible which Maurice agreed would be possible in the near future. School staff (SMT) have already been to visit and Maurice asked if Robert Hogg could arrange a date/time for (Friday afternoon or Saturday morning would work best, and a maximum of 10 people). This invite will be extended to Gorebridge and Newtongrange Community Council.

An in depth engagement process has been carried out with young people of Newbattle High School to determine the colour scheme to be used within the new centre – the predominant colour will be white along with red and blue (similar to the current colour scheme). The theme for the new school is ‘digital centre of excellence’ and recruitment is underway to recruit a specialist teacher in IT who will look at how digital technology
can be used to enhance delivery of teaching within the school and develop the curriculum. Midlothian Council are also spending £500-600K of additional investment in terms of specialist IT kit within the building.

Derek Scotland has been the Project Director from the onset and in that time (2013-date), has been actively engaged with entire local community, from school teachers, pupils, local facilities, residents, community groups, companies, and have created opportunities for all. Just under one year to go until the project is complete, and will continue to engage communities in that time.

Graham Reid, Managing Surveyor has been responsible for the commercial side of the new facility which has involved engagement and employment of sub contractors. A team of 4 surveyors has been dealing with procurement process on the site which includes meet the buyer events. Three meet the buyer events have taken place with a large turnout from both local and national companies. Locally (EH18-24), 22 work packages were sent out to companies and approx £600,000 of work was allocated to local companies. Further details can be found in the January newsletter.

Sam Lomond, Project Skills Coordinator presented several figures which highlight the community benefits of the school to the local area. 20% of employees on the site to date have local postcode (EH18-23), followed by Edinburgh and then hub territories. Sam and Graham regularly meet with sub contractors who are encouraged to take on local people, in addition to working closely with local authority, local jobcentre, RUTS and training centres in order to maximise employment opportunities on site for local people.

Morrisons Construction are keen to encourage sustainable employment for individuals in the local area and have to date taken on 4 x apprentices from the hub south east territory specifically for this project, one pre-apprentice with SCS (a former Newbattle pupil), and are working with SCS to offer a further two apprenticeships. A graduate programme is also running with one ex Newbattle pupil employed and a further current pupil due to begin the programme later this year (will be sponsored through university and given paid employment on site during the summer period).

Sam has also carried out employability workshops with 136 pupils seen between Newbattle and St. Davids. STEM workshops being delivered with 316 pupils seen. Curriculum support carried out with Edinburgh College (including CV and employability workshops, mock interviews etc), health and safety presentations have been delivered at schools throughout the area warning children of the dangers of buildings sites, and also attended careers fairs at Newbattle, Penicuik and Lasswade.

School roll is currently 979 pupils; the new school has been built for 1200 pupils so there is potential for expansion.

A question was raised by a local resident on the access/exit to the school grounds. Maurice responded that there is significant car parking within the site, also a bus lay by and further drop off point for 8-9 car parking spaces is located at the top road near to the roundabout to allow quicker drop off. This is expected to alleviate traffic congestion at the site. Lessons have been learnt in regards to design and development from other schools developed by Morrisons with sustainable approach and value for money at the forefront of decisions made.

A further question was raised by John Hackett (Scottish Labour) regarding the proportion of work that has been allocated to local businesses, in comparison to that of
other projects. Graham Reid stated it is very difficult to compare as the last school (James Gillespies) was in the centre of Edinburgh therefore there was a significantly larger number of businesses based in that local area. Graham assured the group that Morrisons Construction has exceeded the projected figures in terms of local business contracts – 23% by value placed within the local area. Formal targets have been set nationally by the Scottish Government and vary depending on value – which have been exceeded.

Maurice asked the group if they know of any friends or neighbours looking for employment within the building trade, or tradesman to please pass details to Maurice and details will be added on to the site diary for consideration of sub contractors.

A survey is available online (Midlothian Council web site) in regards to the naming of the new school; there are two choices - Newbattle Community Campus and Newbattle Centre.

(Following the presentation by Morrison Construction the meeting was suspended and the AGM took place. Please see separate minutes for full details). Following the AGM normal business resumed and minutes for the April meeting continue below).

3. Minutes from Previous CC Meeting

The Chair read through the previous months minutes and there were no questions or queries. The minutes were approved by George Jackson and seconded by Judy Thomson. The Chair noted that there are spaces on the committee for new members should anyone wish to be put themselves forward.

4. Correspondence

Constitution

All community councils are in the process of updating their constitutions - 10 of 16 have now signed off. Robert Hogg and Judy Thomson have worked alongside Paul Johnson from the Communities Team and a final draft has now been produced. There are very small changes, one being that the minutes are required to be emailed to Midlothian Council within 14 days, or as soon as practical after, each meeting. Paul Johnson is our official liaison with Midlothian Council. Also in regards to the control of finance, the constitution now states that MAECC do not have to pay everything by cheque but can also use direct debits or BACS transfer. All members have received the updated draft and a vote was held at the meeting – all attendees agreed the new constitution which will now be published on the website and online.

Lothian Buses

Lothian Buses are changing their routes and there will now be a bus serving the local hospital. A thank you was given to Lynne Pryde who fought hard for this service following the removal of the 29 service from Mayfield. There are also extra X3 buses and a change to the timetable of the 33 route. Further details are available through the Lothian Bus website and the MAECC facebook page.
5. **Police Report**

PC Scott Lambert presented the police report for March 2017 and welcomed any questions. During March 2017 234 calls made to police, 18 of which related to youth antisocial behaviour (ASB) or disturbance. Vandalisms and motorcycle calls (including the theft of motorcycles) are the two main types of ASB affecting the area, with underage drinking also an issue. Officers are been trained in Test Purchasing with future operations planned in an attempt to control the sale of alcohol to youths and enforce licensing regulations. A member of the public raised a concern in regards to a male riding a mini motorbike in Mayfield Park with a child on board. PC Woodhouse will progress this.

Vandalism to schools remains an issue - Lawfield Primary was targeted again during the month (suspects have been identified through CCTV); Mayfield Combined School was also targeted however with no CCTV and no lighting there is no positive line of enquiry. Heather McBroom (Parent Council) updated the group that a letter had been submitted to Midlothian Council regarding the repeatedly vandalism at the premise and lack of lighting and CCTV, and are currently waiting an official response however the story appeared in the local Advertiser which stated that the council are currently receiving quotes for CCTV and outdoor lighting.

PC Lambert asked the group if anyone has any details as to the identity of offenders, those responsible for the theft of motorcycles, break-ins in the area, anyone through to be selling stolen goods, can they please make the police aware through 101 or crimestoppers.

One crime reported during March related to the break-in to a business in Mayfield Place. Residents are reminded that properly securing property is key to deterring housebreaking and theft – including not keeping keys in the backs of doors or on ledges near windows. Security measures such as shed alarms and extra locks and security lights should also be considered. Crime prevention surveys are also available to anyone interested.

PC Lambert discussed the seasonal crime trend of hare coursing in the area, which will likely be an issue through April and May in fields across Mayfield. Hare coursing causes extensive damage to farmers fields and endangers animals in the area. Again anyone with any knowledge of those responsible please make police aware. Further Cllr De Vink raised the issue of sheep worrying which is also a significant problem across Midlothian’s rural areas. Police Scotland are carrying out a rural crime initiative to educate members of the public in regards to rural crime including housebreaking, sheep worrying, and hare coursing.

6. **Community Issues**

**Insulation**

Local resident stated there was no update in regards to the external wall insulation. Robert Hogg and Cllr De Vink met with Midlothian Council last month in an attempt to get an explanation and were assured a report would be received prior to the next Community Council meeting. This report was received on Wed 5 April 2017 from Gary Sherett and William Jackson, Midlothian Council. In summary the report stated that 56
houses in Loanhead and 28 flats in Mayfield had been identified as eligible for insulation however due to the low uptake in sign ups from private residents in the flats the programme would not be cost effective and would not be completed at this time however would be revisited in the future if full sign up is received form flat owners. The funding that would have been used for the 28 flats will now be used to insulate 15 houses in the Mayfield area with 11 so far identified in Ruskin Place and Keir Hardie Drive which have been confirmed for insulation.

Residents who reside in the flats remain frustrated (in particular one resident who has 4 flats within a block signed up and awaiting insulation), and so wish to make a formal complaint at a higher level. Residents may also approach the press after the local election in a bid to resolve the situation.

A question was also raised as to if legal action could taken against Melville Housing for part insulation blocks of flats following a report from Midlothian Council at the last meeting that doing so can result in cold spots, condensation etc. John Thackett stated that he sits on the board of Melville Housing and will raise this point. He further stated that Melville act in the best interest of their tenants and he will attempt to find out if there is any assistance that Melville can give private tenants residing in blocks of flats alongside Melville tenants in terms of completing the insulation for those signed up.

**Discriminated Parking**

Issues with parking was raised within the local Advertiser this week with Midlothian Council set to take action to tackle the Midlothian wide issue. Midlothian Council have planned two events for residents to come forward with concerns, both being held on Tues 11th April, the local session being held in Dalkeith Arts Centre at 5:30-8pm.

**Traffic on Eskview Road**

A local resident raised the concern of traffic and speeding along Eskview Road. A request was made for a pedestrian crossing to be located there to help residents cross the road to the shopping precinct. RH will raise this with Midlothian Council.

6. **Environmental Issues**

Nothing of note this month.

7. **Community News**

**MAEDT:** Container funded by Cllr De Vink has now been delivered to the pavilion. There is no further update.

**DARAG:** Building now open.

8. **Planning**

The two main planning issues affecting Mayfield and Easthouses are (1) The North Mayfield proposed housing development and (2) The redevelopment of the former
Mayfield Inn/Limekiln Public House. Stephen Liddell has provided an update on the two plans below:

**North Mayfield:** The detailed planning application, now revised from 199 to 174 houses, is still awaiting a decision by the planning committee. At the last CC meeting we noted that Ian Johnson had reported to the planning committee on 28th Feb that this application may need a fresh consultation with the community. No further information is available on the planning portal, but recent correspondence posted by Mr Minion (a local resident), indicates that the developer is already marketing the houses. A local resident stated there has been no update from Midlothian Council on the alleged architectural find at the site – RH will chase this up.

**Limekiln:** Since the last CC meeting, the developer withdrew his application to erect 21 flats on 9th March. He then resubmitted his application on 10th March for a revised number of 20 flats. The Council has now prepared a fresh list of consultees for the new application and yet again the community council is not included as a consultee. Stephen’s understanding is that the In It Together Partnership resubmitted its objection to the revised application, but as of 3rd April, this objection is not visible on the planning portal. The application is due to be determined by 10th May.

**Request for Midlothian Gardening Services:** A local resident made a request for Midlothian Gardening Services to help maintain the garden of an elderly lady in the local community who is now unable to maintain the garden herself. RH responded that the above is no longer in existence due to funding cuts. Y2K had Growing Gardeners service however this has also ceased due to Scottish Government funding. It is expected that in the future funding will resume on a reduced basis.

9. **Councillor Update**

**Cllr Kenny Young:** not present.

**Cllr Peter De Vink:**

- Motion to tell all Midlothian residents that Scottish Government insisted that Midlothian Council increase council tax Cllr De Vink’s motion was supported by Cllr Derek Milligan. All Midlothian residents will soon receive a letter with further details.

- Cllr De Vink stated there are five independents standing at the local election in May which is fantastic news. An end of term report has been printed by Cllr De Vink thanking all residents for their votes which will be posted to all Midlothian residents. Cllr De Vink has thoroughly enjoyed working with local groups and the community council over the last several years and RH provided a final thank you for his support on behalf of the Mayfield and Easthouses communities.

10. **Treasurers Report**

There is an end of year balance of £1,664.95. Midlothian Council grant of £300 was received early April 2017 therefore both April 2016 and April 2017 grants are outlined on the balance sheet. This was noted as next year it may look as if no grants have been
received however this will not be the case. There were no comments on questions in regards to the accounts.

11. **A.O.B.**

Boots Prescriptions leaflets and minor ailments leaflets were circulated.

The next meeting will take place Wednesday 3 May 2017.