



**OBAN, LORN & THE ISLES  
AREA COMMITTEE**

**Monday 6<sup>th</sup> July 2015  
2pm**

**Menzies House, Oban,**

**Present**

Mr Andy Birnie, **Chair** (AB)  
Mr Alister MacIntyre **Vice Chair** (AMI)  
Mrs Lorraine Anne Drysdale (LD)  
Mrs Mary MacAulay (MMA)  
Mr Stafford Day (SD)  
Cllr Neil MacIntyre (NMI)  
Eric Campbell, Local Manager (EC)  
Amanda MacKenzie, Administration Officer (AMK)

1.	<b>Apologies</b>  None	Action
2.	<b>Declarations of Interest</b>  No conflict of interest declared.	
3.	<b>Minutes of Previous Meeting 11<sup>th</sup> May 2015</b>  Item6 – remove “a”  Dog warden – NMI advised current traffic warden will be taking over dog warden post which will mean no traffic wardens operating in the town. NMI also advised that at present there is only 1 gentleman cleaning the town.  Proposed – LAD	

	Seconded - AMI	
4.	<b>Correspondence</b>  None received.	
5.	<b>Chairs Report</b>  <b>At their meeting on the 18<sup>th</sup> of June 2015, the Board of Management:</b>  Approved the following: <ul style="list-style-type: none"> <li>• Remuneration Committee Terms of Reference</li> <li>• Anti Social Behaviour Policy – subject to re-instatement of “zero tolerance” statement</li> </ul> The Chief Executive provided a presentation which covered the following points:- <ul style="list-style-type: none"> <li>• ACHA updated Business Plan, including refinancing, approved by Lloyds TSB</li> <li>• External audit re the accounts for both ACHA and AHFA now with Haines Watts. On site verification visits to commence next week.</li> <li>• SHR Enquiry report and response provided for Board consideration</li> <li>• 2015 new build site planning application progressing. Tayvallich and Connel now on site.</li> <li>• Rent harmonisation methodology proposals for consideration by the Board today</li> <li>• People and Communities Fund grant approval received from the Scottish Government</li> <li>• Financial year end reports concluded</li> <li>• Helensburgh Office, British Telecom issues now resolved</li> <li>• Shelter’s Housing and Wellbeing report published</li> <li>• 47 recommendations including 9,000 new affordable homes per year. Scottish Government’s current target is 6,000</li> <li>• Scottish Government consulting on options for extending Freedom of Information. Consultation indicates Scottish Government not minded to extend the provisions to housing associations</li> <li>• Met with Brendan O’Hara, the new Member of the Westminster Parliament, to brief him on housing matters</li> <li>• Scotland Bill currently being debated in the Westminster Parliament</li> <li>• Michael Russell MSP planning to hold meeting with utility companies regarding performance concerns</li> <li>• Await the conclusions of the Scottish Government’s review of</li> </ul>	

	<p>Gypsy Travellers Strategy for the Future</p> <ul style="list-style-type: none"> <li>• Glasgow and West of Scotland Forum of Housing Associations provision of information and updates very good</li> </ul> <p>Other issues discussed:-</p> <ul style="list-style-type: none"> <li>• Board members agreed to start their meetings at 10.30am.</li> </ul> <p>Date of next meeting:- 13th August 2015 at 10.30am.</p>	
6.	<p><b>Update from Committee Members on Local Issues</b></p> <p>AMI advised it would be beneficial for closes etc to be painted.</p> <p>MMA advised it is good news to have a dog warden in place.</p> <p>AB advised at Catalina there are a lot of young mothers with young children and they'd be happy to have a bus once an hour. AB doesn't see the problem with this starting and advised there are more properties being built at Catalina creating a higher demand. NMI will chase up. AMI also suggested a number of commuters would like to be able to get off the bus near Aldi – NMI will look into it.</p>	<p>NMI</p> <p>NMI</p>
7.	<p><b>Development of Local Membership Strategy</b></p> <p>Tenant and registered groups remain negligible. No groups for OLI.</p> <p>AMK raised attendance at local shows and asked members if they would like to remain with status quo and have Islay staff attend the Islay show on Thursday the 13<sup>th</sup> of August. Agreed.</p> <p>Taynuilt – 18<sup>th</sup> of July – SD suggested waiting until next year. Agreed.</p> <p>Lorn show 1<sup>st</sup> Aug – AB and LAD can attend, MMA advised hopes to be able to.</p> <p>Appin – 15<sup>th</sup> August – LAD will attend.</p> <p>Dalmally show - 5<sup>th</sup> September - LAD – will attend.</p>	<p>AB, LAD, MMA</p> <p>LAD</p> <p>LAD</p>
8.	<p><b>Community Action Fund Awards</b></p> <p>OLI funds available of £2,500</p>	

	<p>No requests for OLI have been received.</p> <p>Members present were asked to review late papers for Cowal &amp; Bute who have been unable to have a quorate meeting. Cowal &amp; Bute Members who attended the last meeting made recommendations and seek approval from OLI Committee Members.</p> <p>Bute Advice Centre – £250 requested - recommended £250 award. Agreed</p> <p>Argyll Voluntary Aid – £200 requested - recommended £200 award. Agreed</p> <p>Bute Tiddlers – £500 requested - recommended £250 award. Agreed – will review at end of financial year if any funds remain available for Cowal &amp; Bute.</p> <p>1<sup>st</sup> Bannatyne Company Boys' Brigade - £209.95 requested - recommend £209.95 award. Agreed</p>	
9.	<p><b>Estate Management Action Plan Applications</b></p> <p>The 2015/16 budget for Oban, Lorn and the Isles Estate Management Action Plans is £12,015. For Islay: £4,405.</p> <p><b>Bonfire Night Soroba –</b> Members were asked to provisionally set aside funds in the event that any issues arise. Estimated costs provided by AHFA £1,378.00 – Agreed</p> <p><b>Renewal of fencing at Bentalla Crescent, Salen, Isle of Mull –</b> To replace the front boundary fencing (30 linear meters) with timber fencing and gates, and to install new posts and re-use existing chain link fencing at the divisional rear fencing, between numbers 18 and 19. Total cost of project - £3869 – Agreed</p> <p><b>Renewal of fencing at 37 Achlonan, Taynuilt –</b> Remove existing timber fencing and replace 12 linear meters of timber fencing and fence posts at rear of property. Total cost of project - £1200 - Agreed</p>	

	<p><b>Renewal of fencing at 40 Achlonan, Taynuilt –</b> Remove existing timber fencing and replace 22 linear meters of timber fencing and fence posts at front of property. Total cost of project - £2200 - Agreed</p> <p><b>Renewal of fencing at 9 Cruachan Cottages, Taynuilt –</b> Remove all existing fencing and replace 30 linear meters of timber fencing, posts and gate at front and gable end of property. Total cost of project - £3150 - Agreed</p> <p>Members discussed the benefits of timber fencing and the cost comparison to chain link fencing.</p> <p>Unanimously agreed for all projects.</p>	
10	<p><b>Land Disposal Request</b></p> <p>Members discussed the land disposal request at 1 North Bay, Port Ellen prior to a report being submitted to the ACHA Board.</p> <p>Members unanimously agreed to the disposal request subject to the following conditions being met.</p> <ul style="list-style-type: none"> <li>• The land should be used only as a private garden</li> <li>• No buildings should be erected on the land without prior written consent of ACHA</li> <li>• The Purchaser shall: <ul style="list-style-type: none"> <li>○ Erect and maintain a fence on the northwestern and northeastern boundaries</li> <li>○ Maintain the existing chain link fence on the southeastern boundary</li> </ul> in each case to the reasonable satisfaction of ACHA</li> <li>• The purchaser shall not cause nuisance or annoyance to neighbouring owners or occupiers</li> </ul>	
11	<p><b>AOCB</b></p> <p>AMI advised the roads in Dunollie are being re surfaced.</p>	

15	<b>Date and Time of Next Meeting</b>  Schedule of meetings to be confirmed after AGM.  Addendum - Agreed as Monday 7 <sup>th</sup> September 2015 at 10.30am.	
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