

MURRAYFIELD COMMUNITY COUNCIL

Minutes of Ordinary Meeting
held on Tuesday, 10 May 2022 at 7.30pm
by Zoom
Chair: J Yellowlees

Present: A Anderson, R Brown, D Dawson, J Forbes, B Knowles,
N Macdonald, J McDonough, N Henderson, E Robertson,
M Stevens, H Whaley, J Yellowlees,
Ex officio: Cllr Alan Beal, Cllr Euan Davidson,
In attendance: Scott Ritchie, Balfour Beatty, Virginia Munoz Rucian, Anturas
Consulting, 4 members of the public,
Apologies: R Beavis, P Gregson, Rurighd Ahluwalia-McMeddes, City of
Edinburgh Council, Cllr Frank Ross, Cllr Margaret Graham,
Cllr Finlay McFarlane, Cllr Claire Miller, Cllr Jo Mowat, Jeremy
Balfour, MSP, Sarah Boyack, MSP, Miles Briggs, MSP, Foyso
Choudhury, MSP, Alison Johnstone, MSP, Angus Robertson, MSP,
Lorna Slater, MSP, Sue Webber, MSP, Christine Jardine, MP.

1. Welcome and Apologies

- 1.1 Apologies were received as above. The Chairperson welcomed those in attendance. He congratulated Cllrs Beal and Davidson on their recent election to the City Council.
- 1.2 The Chairperson reminded the meeting that N Henderson would shortly be moving out of the Murrayfield Community Council ("MCC") area and had tendered her resignation as a Community Councillor. At the Chairperson's invitation Stella Macpherson confirmed her willingness to be co-opted to the vacancy created by N Henderson's resignation. The Chairperson proposed and R Brown seconded her co-option and the motion was carried by the required two thirds majority vote. The Chairperson welcomed S Macpherson to membership of MCC.
- 1.3 The Chairperson reminded the meeting that the gardens of Redcroft, 23 Murrayfield Road will be open to the public as part of Scotland's Gardens Scheme on 14 and 15 May.
- 1.4 The Chairperson reported that he had responded to an inquiry by the Scottish Parliament's Local Government, Housing and Planning Committee into the provision of allotments. He had informed the Committee that land at Pansy Walk, Balgreen had previously supported allotments but had more recently been used as a depot for first the tram works and now the CCWEL works. MCC had gauged interest in returning the land to allotments and had received over 90 positive responses.
- 1.5 It was agreed that, as the Minutes Secretary would be unable to attend the meeting scheduled for 28 June and no one had volunteered to take her place, the meeting would have to be postponed and a date in July would be agreed by email. [Since the meeting it has been decided that **the next MCC meeting will be on 28 June** after all. It has not yet been decided whether that will be on Zoom or in person.]

1.6 The meeting discussed the return to face to face meetings in light of the fact that all restrictions on meetings in the Church hall have been lifted. It was agreed that J McDonagh would put together a survey canvassing the views of the City and Community Councillors and the members of the public on MCC's contacts list as to whether face to face meetings, meetings on Zoom or a mixture of both are preferred. The suggestion was also made that face to face meetings could include a live Facebook feed which would enable members of the public to view the meeting online and submit questions in writing. It was agreed that the survey would include this option and that it would be put on MCC's website and Facebook page.

2. CCWEL

2.1 Rurighd Ahluwalia-McMeddes, City of Edinburgh Council, had tendered his apologies. Scott Ritchie, Balfour Beatty, and Virginia Munoz Rucian, Anturas Consulting, were in attendance. Prior to the meeting R Ahluwalia-McMeddes had provided a report on the current position of the CCWEL works at Roseburn. The Chairperson read out the report, which H Whaley had posted on MCC's website, and summarised it as follows:-

- loading will be available on the south side of Roseburn Terrace from the week commencing 23 May 2022,
- most work on Roseburn Terrace will stop over the summer, restarting in September,
- the new loading and parking bay on Roseburn Terrace will remain in use throughout the rest of the works, including throughout autumn.

2.2 V Munoz Rucian explained that S Ritchie would show the meeting an updated map with the revised timetable for the remainder of the works. She reported as follows:-

(1) A new traffic management arrangement to take account of the closure of Roseburn Street had been put in place the previous day and there is now a temporary two-way traffic light in Roseburn Terrace which operates during the off peak hours of 9.30 am to 3.30 pm;

(2) The utilities works at the crossing in front of Tesco, which were due to be completed by 12 May, had been delayed by the discovery of underground power and fibre optic cables and the works would now take a few more days;

(3) The following CCWEL led community engagement events are planned:-

(a) 21 May 2022, 10 am to 2 pm - a Doctor Bike event on the Old Colt Bridge at which a trained bike mechanic will carry out on-the-spot checks and minor bike repairs free of charge. There will be a Sustrans stall promoting active travel and the Police will also be invited to carry out bike marking.

(b) 16 June 2022, Clean Air Day – a cycle safety event focussing on safety around plant and heavy fleet vehicles at which members of the public will be able to sit in the cabin of such a vehicle and experience the blind spots. There will be active travel stalls providing cycle maps. Schools and other local groups will be invited.

Both of these events will be publicised on the CCWEL website and social media.

2.3 **S Ritchie** displayed a map showing the revised dates for the various sections of the CCWEL works at Roseburn and West Coates. He confirmed that the map will be distributed via letter drops and social media and **undertook to email a copy to the Minutes Secretary** for distribution with the Minutes.

He confirmed that the principal change is that the contractor will vacate the main section of Roseburn Terrace for the summer to allow normal trading to resume and will return to complete the works on the north side in the autumn. During the summer work will be carried out in Roseburn Street and Roseburn Gardens. Work will start on the north side of West Coates in the third week in May.

In answer to questions from the Chairperson S Ritchie confirmed that the road resurfacing will be carried out at off-peak times. The Roseburn and West Coates works and Rejuvenating Roseburn project are scheduled to be completed in February 2023. In addition to the pause during the summer there will also be an embargo on CCWEL works in the run up to Christmas to allow the shops to make the most of pre-Christmas trading.

In answer to a question from H Whaley S Ritchie confirmed that the right turn into Roseburn Street at Tesco would continue to be prohibited during the summer to avoid a repeat of the weeks which it took drivers to familiarise themselves with this restriction when first introduced. A number of those present expressed the view that there was no justification for preserving this prohibition while traffic management was removed from Roseburn Terrace. Conversely, H Whaley suggested that removing the prohibition on the right turn into Roseburn Gardens during the summer could encourage the type of rat running which the CCWEL project is intended to prevent. S Ritchie said that the prohibition could be continued if that was what the local community would prefer.

M Stevens commented that the current traffic management arrangements have caused congestion in Balbirnie Place and there have been frequent displays of dangerous behaviour by drivers seeking to avoid the diversion.

S Ritchie undertook to review the traffic management arrangements in consultation with the Council officers and feedback the result of their discussions.

G Rendall complained that the Roseburn traders feel that there is insufficient communication from the contractor and the Council and that decisions which adversely affect their businesses are made without prior consultation.

S Ritchie replied that there are Balfour Beatty and Council staff on site at all times and if the traders have issues, they should raise them.

S Ritchie took up the suggestion by J McDonough that a weekly meeting between G Rendall and S Ritchie or one of his staff would help to resolve this problem. It was agreed that G Rendall would meet S Ritchie at 9 am on Monday mornings in the Balfour Beatty site office at Pansy Walk.

In response to a question from N Henderson G Rendall confirmed that he, as a Roseburn trader himself, is happy to represent the other traders and both receive input from them and feedback to them the results of his discussions with S Ritchie.

S Ritchie dealt with the following additional points as follows:-

1. "No Right Turn" into Murrayfield Gardens – as a temporary measure he **will have the marking on the road repainted when his lining contractor is available**. The road will be resurfaced and new signage put up as part of the CCWEL works.
2. Stanhope Street works – the current works, which are preparatory works for the new pedestrian crossing, will take another couple of weeks.

Balfour Beatty will then move over to the north side of West Coates. The crossing will be installed in mid/late September 2022.

3. Temporary pedestrian crossing on Roseburn Terrace – S Ritchie explained that the lengthy crossing time is the recommended length and shortening it would pose a risk to pedestrians from drivers nipping through the traffic lights.
4. Bus stop closed but bus tracker still active – **S Ritchie will arrange for a bag to be put over the bus tracker and a larger “Out of use” sign put up.**
5. “Look right” sign at pedestrian crossing – **S Ritchie will arrange for a sign to be fixed to the pole on the south side** so that pedestrians are reminded that the two-way traffic is no longer separated by a traffic island.

The Traffic Regulation Order which authorises the re-purposing of sections of road and pavement for the CCWEL comes into force on 26 May 2022.

3. Minutes of Ordinary Meeting held on 29 March 2022 and Matters Arising

3.1 City Fibre works – N Henderson confirmed that she had received no response from Paul Wakefield to her request that he attend the MCC meeting. Nor did anyone in the Council know who had spray painted the surface markings on Murrayfield Road.

3.2 Cones/parking restrictions on Corstorphine Road/Western Terrace – The resident of Western Terrace who had raised this issue was not at the meeting. **The Chairperson** explained to the new City Councillors that there is no obligation on a contractor to give local residents prior notice of temporary parking restrictions, in this case to enable the installation of utilities for the Tor development, but the City Councillors will receive notice of the Temporary Traffic Regulation Order (“TTRO”) which will be required. He **undertook to forward his email correspondence with the Western Terrace resident to Cllrs Beal and Davidson and asked them to contact the resident when they receive the TTRO.**

3.3 D Dawson reported that he had met Hamish Ross, who looks after MCC’s website, last week and now has the ability to post items on the website himself. He had understood that a representative of Saughtonhall Community Association (“SCA”) was going to attend the MCC meeting, but there was no one present. D Dawson added that he wished to extend MCC’s connections beyond SCA and was compiling a list of local organisations to contact. The Chairperson recommended contacting R Beavis, who had already begun a similar exercise. S Macpherson said that the Roseburn School Parent Partnership meets on the same evening as MCC and separating the two events would enable parents to attend MCC meetings.

3.4 Low Emission Zone – The Chairperson reminded the meeting that before the recent City Council elections it had been anticipated that the Council would introduce the proposed city centre Low Emission Zone. There was concern that this would lead to increased parking congestion and levels of air pollution in the immediately surrounding areas. Cllr Beal stated that the Liberal Democrats were in favour of extending the proposed area and had not changed their position on that.

3.5 Electric vehicle charging points - The Chairperson referred the meeting to the list which the Council had published of the locations where they plan to install electric vehicle charging points.

E Robertson was pleased to hear of this and was also in favour of extending the Low Emission Zone. She felt that more information about changing domestic supplies from gas to electric and the use of green hydrogen was needed and that the Council should be taking the lead in supporting these changes.

Cllr Beal advised that the introduction of green hydrogen is difficult at present.

3.6 Balgreen Tunnel – J Forbes reported that he had received an email from Helen Brockie of SCA explaining that she had been approached by a group of Balgreen residents who are keen to have the poor condition of this tunnel, which is the only pedestrian access at this location, improved. H Brockie had asked him to display a poster on the Western Corner noticeboard advertising this initiative. The group had been told by the Council that there was no proposal to carry out work here because of cutbacks. J Forbes thought that Network Rail might be responsible for maintenance of the tunnel.

D Dawson said that he was aware of the Balgreen residents' initiative and suggested inviting the group's leader to the next MCC meeting.

It was agreed that **J Forbes would pass Network Rail's telephone number on to the group and would copy in D Dawson.**

The Minutes were approved. Prop: J Yellowlees, Sec: D Dawson.

4. Ellersly/Kinellan Road safety

4.1 Speeding bin lorries - The Chairperson reported that he had not as yet received a reply from Gareth Barwell at the Council whom he had emailed about bin lorries speeding along Kinellan Road.

4.2 Use of dashcam footage as evidence in court – H Whaley had no further information on this.

4.3 Safety measures – R Cormie reported that he and J Forbes had been told by Andrew Easson at the Council that the Council will be looking at bringing forward new projects in the summer, rather than the spring, as previously advised. They both felt that they were no nearer to getting a commitment on the safety measures which they felt were ever more necessary. In reply to a question from Cllr Beal about the speed measuring devices on Ellersly Road R Cormie confirmed that the data from these from June 2021 had produced no progress and he felt that only a serious accident would make a difference.

5. Planning and Licensing

J Forbes reported as follows:-

5.1 Council consultation on the licensing of short term lets – He had submitted his personal response to this consultation expressing the view that licences should not be granted for properties which share a common main door and no temporary concessions should be made for events such as festivals and sports events. He asked whether MCC should also make a submission, the deadline for which is 10 June.

In reply to a question from J McDonough as to the extent of the problem in the local area J Forbes said that he was aware that there had been problems in

Roseburn Maltings, Roseburn Place and his own block of flats in Kinellan Road. The Chairperson informed the meeting that the Cockburn Association was convening a special meeting of the Civic Forum to discuss this issue on 13 May. M Stevens made the point that the Council should publish a set of principles governing the grant or refusal of licences and should not determine applications on a case by case basis.

A member of the public asked for the issue of long term maintenance, which she felt the landlords of short term lets frequently ignore, to be raised.

It was agreed that **J Forbes would draft a submission for MCC's approval and the Chairperson would forward it to the Cockburn Association for their input.**

5.2 9 Kinellan Road - The planning application for a 14-home development on an ecologically sensitive site in the West Murrayfield Conservation Area is still "awaiting assessment" almost 7 months after submission. In addition to MCC's thirteen grounds for rejection, at least three promised documents were missing from the application: (1) detailed landscape strategy; (2) habitat survey (the "ecological walk-over" provided is not it); and (3) cross-sectional drawings. These and other deficiencies have not been corrected. MCC continues to hope that planning permission will be refused for such an inappropriate and damaging development.

5.3 9 and 11 Corstorphine Road - a new daylight assessment report has been submitted by the applicant. Edinburgh Design Guidance calls for the VSC (vertical sky component) of daylight entering windows of adjacent buildings following the proposed development to be "more than 27% or 0.8 of its former value". The new submission notes that the present VSC to the most affected window is 23.2% (perhaps due primarily to shading from the large commercial building currently housing a car showroom), and the proposed development will reduce that further to 22.5%. The "0.8" criterion is apparently met but not the "27%" one. It remains to be seen how the planning officer will view this submission.

5.4 37 Corstorphine Road - No decision by the Scottish Ministers on the proposed demolition and 20-flat development has yet been communicated. The Reporter's recommendation of several months ago is not known.

5.5 Trees – In his view Edinburgh's "Million Tree City" strategy is in tatters, as assault on trees in Conservation Areas continues unabated. In the short to medium term, preserving a single healthy mature tree has the carbon-capture value of an entire grove of newly planted saplings. Removal of damaged, diseased or dangerous trees is good arboricultural practice, if followed by appropriate replacement planting.

MCC complained last year that new planting of street trees was not planned in Murrayfield Avenue to replace those marked for removal and the many stumps remaining from previous years. Assurance was given (email Ruthe Davies to Lord Provost, 18 May 2021) that planting was planned under the Million Tree City initiative for winter 2021-2022. This has not happened.

B Knowles explained that following a delay caused by the discovery of a number of steel and plastic gas pipes under Murrayfield Avenue she had been assured that replacement planting would be carried out in winter 2022/23. She **undertook to contact Paul Vine at the Council for an update.**

6. Police Report

The Chairperson summarised the report which PC Sam Davison had emailed prior to the meeting as follows:-

6.1 The vehicle stolen during a house breaking in Riversdale Crescent had been recovered.

6.2 Operation Close pass, which is a cycle safety initiative intended to improve the relationship between drivers and cyclists, had been run twice on Ravelston Dykes and Roseburn Street alongside high profile speed monitoring. A total of 24 drivers were found to have passed the cyclist too close and received on-the-spot education. A number of drivers were also dealt with for speeding offences. This operation will continue to run throughout the year.

6.3 The Police are running their annual campaign to highlight fraud and scammers.

6.4 There has been a series of vandalisms to cars on Russell Road, windows have been smashed and glove boxes rummaged. Enquiries are ongoing.

6.5 The numbers of recorded crimes and calls for service for the period from 8 April to 8 May 2022 are up on the figures for the same period last year.

7. Friends of Roseburn Park ("FoRP") update

B Knowles reported as follows:-

7.1 Work started on the refurbishment of the old toilet block to a cafe on 3 May. It is a 14 week contract and it is likely to be mid-September before the cafe will be operational.

7.2 Repair to the artificial cricket pitch has been completed.

7.3 Work on three new cricket practice nets is underway and is due to be finished within the next couple of weeks.

7.4 An area on the main central embankment has been included in the Living Landscape project. There will be changes to the management of the embankment to create a wildflower meadow.

7.5 There will be a community celebration of the Queens Platinum Jubilee in the Park on Friday, 3 June.

7.6 There have been extensive tree works to a number of trees in the Park. Four ash trees have been felled due to Ash Dieback. A beech was lopped due to voids in the tree making it liable to drop branches at any time on people or the buildings at the Armoury. A whitebeam was felled due to old age. Replacement trees have been requested.

The Chairperson asked about the replacement of the trees along the bank of the Water of Leith beyond the Park. B Knowles explained that any new trees would require regular watering after planting. The meeting discussed how the local community could be involved in this. It was agreed that **B Knowles would email details to D Dawson, who would contact SCA and look at other ways to involve local residents.**

The Chairperson reported that Carol Marr is the Council's new Development Officer in the North West locality and has a supporting role for Western Neighbourhood Network and administration of Community Grant Funding applications. P Gregson had already introduced himself as the person who makes funding applications on behalf of FoRP.

8 Treasurer's Report

The Treasurer reported as follows:-

8.1 The closing balance for the financial year 2021-22 was £1,715.73. MCC had operated a deficit of £177.40 which was accounted for by expenditure on the micro projects. In April MCC had incurred expenditure of £84.00 for insurance renewal resulting in a closing position of £1,631.73.

8.2 He and J Forbes are investigating the cost of refurbishing the Western Corner noticeboard and will look into external funding opportunities.

8.3 He would welcome suggestions for further micro projects.

In reply to a question from J Forbes about the cost of renting the Church hall if MCC returned to face to face meetings, the Treasurer confirmed that the rent and the cost of papers for the meetings usually account for £400-500, more than half of MCC's budget.

The Chairperson reminded the meeting that installation of the plaque for the horse tram terminus was awaiting completion of the CCWEL works.

9 Social Engagement

This had been dealt with at Item 3.3.

10 Any Other Competent Business

10.1 In reply to a question from the Chairperson J McDonough reported that the Ice Rink is due to re-open next year.

10.2 D Dawson referred to the resident of Riversdale Crescent who operates an informal food bank from her front garden by collecting food nearing its "sell by" date which the supermarkets are prevented by Health & Safety regulations from donating to food banks. It was agreed that MCC should recognise her work, help to publicise it and ask her what other support she would like.

10.3 BT Murrayfield events - N Henderson mentioned that the Edinburgh v Glasgow Warriors rugby match on 21 May, at which a crowd of about 30,000 is expected, will involve road closures. D Dawson commented that the previous Saturday's match had caused dangerous parking. **N Henderson undertook to send him the contact details of Graham Law at Scottish Rugby.**

N Henderson informed the meeting that the Eagles concert scheduled for 22 June is sold out with a crowd of 50,000 - 60,000 expected.

10.4 A Anderson expressed the view, and Cllr Davidson concurred, that the polling station at BT Murrayfield used for the recent Council elections had been unsuitable for elderly and disabled voters and the Council should reconsider using it again for this purpose.

11 Date of Next Meeting: Tuesday, 28 June 2022

Subsequent meetings: 30 August, 4 October, 8 November and 13 December 2022.

Minutes approved at meeting of 28 June 2022.