

**South West Area Board
(Draft Minutes)
7pm, Tuesday 14 June 2011
South West Neighbourhood Office**

In Attendance

Maud Wylie (Chair)	Hailesland Neighbourhood Council
Debbie Herbertson	SWNO
Cllr Alastair Paisley	Pentland Hills
Cllr Ricky Henderson	Pentland Hills
Cllr Elaine Aitken	Colinton/Fairmilehead
Cllr Jason Rust	Colinton/Fairmilehead
Judy Wightman	Ratho & District Community Council
Anne Denholm	Dumbryden Neighbourhood Council
Lyn Bryan	Dumbryden Neighbourhood Council
Norman Tinlin	Fairmilehead Community Council
Andy Wallace	SWNO
David Simpson	Murrayburn Resident (observing)
Samantha Smith	SWNO (minutes)

Apologies

Justine Bradd	Edinburgh Tenants Federation
Cllr Ronald Cairns	Pentland Hills
Hellen McDonough	Longstone Community Council
Scott Neill	SWNO
Maureen Jarvis	Oxgangs Central Residents Association
Pat Carr	Stenhouse Saughton Mains Whitson CC

<p>1. Welcome & Apologies</p> <p>Maud Wylie opened and welcomed everyone to the meeting.</p> <p>Apologies were read out as above.</p>	
<p>2. Minute of Previous Meeting / Matters Arising / Action list</p> <p>Judy Wightman (JW) noted that it was Ratho and District Community Council, not Ratho Community Council.</p> <p>Debbie Herbertson (DH) noted the majority of actions were now complete. DH added the Walkabouts are currently being reviewed and issues identified are being worked on, such as who is attending. DH will feedback an update at the next meeting. DH noted all comments or suggestions regarding the Walkabouts are welcome. Maud Wylie (MW) noted those who should attend, do not, i.e. Environmental Wardens and the Police. DH noted they are addressing this issue and working on seeing where the gaps are, where staff should be attending but were not.</p> <p>Letters were sent out to all residents in the 3 high rise blocks at Hailesland Park regarding the proposed NEP project of installing a handrail at Hailesland Park as there had been some objections. So far 14 responses</p>	

<p>have been received. There were 3 options available as to where the railing could potentially go. Concierge have also been encouraged to speak with residents. After a full consultation, results will be fed back at the next Area Board meeting.</p> <p>Anne Denholm (AD) noted works have started again on the allotments and a water pipe has now been installed. Yesterday, diggers flattened the area where a portakabin used to be and work also started on a path. Clovenstone nursery and community centre have shown an interest in having an allotment if there are any available. AD noted that Dumbryden is happy to open the allotments up to others if there are some available. MW noted that EBS have some gardening tools available for use.</p> <p>AP1 DH to clarify use and availability of gardening tools.</p> <p>DH confirmed that Cllr Paisley had received her response to the Statutory Notice query regarding the wall at Bryce Road. Cllr Henderson asked does this mean that CEC does nothing in this circumstance and DH noted she would go back and check then report back to Cllr Paisley and Henderson. They suggested putting it forward as a Health and Safety issue.</p> <p>AP2 DH to investigate potential Health & Safety issue and report back to Cllr Paisley and Henderson.</p> <p>Andy Wallace noted as JKF has recently gone into administration the snagging on the NEP's projects will most likely be carried out by Premier 1.</p> <p>AW stated a letter had been sent to Whinpark Medical Centre advising them that the disabled parking bays were available for use by their patients.</p> <p>DH noted she had spoken with roads regarding MW's request to have more disabled bays at Hailesland Park. DH had asked roads to get in contact with MW. MW is still waiting on hearing from them.</p> <p>AP3 DH to speak with roads and have them contact MW.</p>	<p>DH</p> <p>DH</p> <p>DH</p>
<p>3. NEP's Project - Update</p> <p>AW presented a power point presentation of all the 2010 / 2011 NEP's projects detailing before and after photos and the estimated and final costs.</p> <p>Project 287 final cost was more than the estimate. This was not due to any additional work, the cost was just under estimated.</p> <p>Project 289 involved the removal of granite sets. Norman Tinlin (NT) queried the re use of the granite sets elsewhere or recycling them. DH noted roads were asked if they wanted them and they declined but takes NT's comments on board. AW added issues include storing the sets but it was suggested they could be moved and used in the allotments.</p> <p>Project 343 final cost was substantially less than the estimate and Cllr Rust</p>	

<p>asked why. This was due to the change in location of the parking bays which reduced the cost.</p> <p>It was confirmed that the HPS surveyors consult with the contractors and the contractors do not see the initial estimate. If the contractor costs are substantially more than the estimates discussions are held to determine how much over we can go.</p> <p>Project 322 costs differ due to more drying areas having work done to them.</p> <p>Project 324 costs differ as the front garden areas were also refurbished.</p> <p>Project 354 will be re done as AW noted they are unhappy with the work. This will be done at the contractor's expense.</p> <p>Cllr Rust asked if a map of HRA land is available, as people have identified a number of potential locations for tree planting in Firrhill.</p> <p>AP4 DH to circulate map / link to Cllr Rust, Aitken, Paisley, Henderson</p> <p>Cllr Aitken asked if the final account and costs of work against the budget was available. As there is still snagging to do there is no final cost as yet. There was an overspend of the budget of £22,000 but this overspend had been agreed in advance with HPS who were also picking up this overspend.</p> <p>Cllr Paisley noted a constituent has raised the issue of a large, deep puddle forming in a Park. He has been to the area but cannot locate it and is waiting on more information.</p> <p>AP5 Cllr Paisley to email the details to Andy Wallace who will liaise with Gordon Drysdale.</p> <p>AW noted a NEP's projects update will be provided at the next Area Board meeting in August. AW added additional potential projects can be brought to the meeting.</p>	<p>DH</p> <p>Cllr Paisley</p>
<p>4. Community Feedback - Local Group Reports</p> <p>DH handed out copies of the Landlord Performance document to the members along with a copy of the latest North Sighthill Regeneration Newsletter.</p> <p>DH noted that the target to let an empty property is 28 days and this has been met. DH added this is a huge achievement given the number of lets in the SW plus the fact that the SW has the largest number of terminations (average 50 per month). A new target has been set to re let properties within 26 days for 2011 / 2012.</p> <p>The SW void rent loss was £79,137 under target as the properties are being well managed.</p> <p>2 CCTV cameras are being installed on each landing in the Calders high</p>	

rise. This is a pilot scheme to improve safety and reassure residents. The landings are also being upgraded and new kitchens, bathrooms and doors have been fitted.

Previously they had been unable to access 61 properties to allow for the kitchen, bathroom and heating upgrades but this is now down to under 10.

For the month of May, SW has the highest recovery level in the city for TMS.

A Spring Clean was organised in Broomhouse during May where a lockable skip was placed in Broomhouse Gardens for the public to dispose of unwanted household items responsibly and for free. At the launch, officers from the SW, Lothian and Border Police and Fire & Rescue advised residents on responsible disposal of household items and information was provided about recycling, fire safety and crime prevention. Staff reported a reduction in items being illegally dumped. This event is to be repeated in Oxfords on 20 June 2011.

MW noted harling is coming off in Murrayburn. Work has been scheduled and is being carried out in Murrayburn regarding this. HPS is in charge of the harling contract.

NT noted that it appears that when the community councils close down over the summer period, the consultations and strategies are produced. DH noted she would pass on NT's comments.

JW noted the community would like to see some action taken regarding the play area at Ratho.

AD noted Dumbryden CC is currently in the process of doing their accounts ahead of their AGM in August.

Cllr Aitken asked when the consultation process is due to start regarding Project 531. A meeting is being held next week with Gordon Drysdale where issues such as vehicle access will be discussed. Consultation will take place once we have more information in relation to parking/lighting in the area.

MW noted the Hailesland AGM went well and they have submitted an application for more funding. CEC have agreed to put a TV into the Community Room and they are applying for funding for the TV License.

5. AOCB

Lyn Bryan noted that not only is harling falling off, but the rendering is as well. In some cases it can be rectified by re plastering and painting. AW responded by saying that the patching and plastering would only ever be a temporary job and repairs would still need to be carried out.

AD noted the re union canal festival is taking place in September.

MW noted for information that ETF have been doing tenant led inspections

for 3 years and they have won an award for this work.	
6. Date of next meeting Tuesday 9 August 2011 7pm - 9pm South West Neighbourhood Office, Conference Room	