



**Powderhall Village Owners Association**  
***www. Powderhallvillage.org.uk***

***Facebook Page: Powderhall Village Residents***

**Minutes of Meeting held on Thursday 26<sup>th</sup> January 2017**

Present: Joanne Bytheway, Gordon Chromka, Adam Clarke, Frans Kooy, Dr Andrew Nisbet, Roddy Martine (Chair), Stuart McAllister, Alison McDonald, Kevin Patch, John Riley, Richard Ross, Karen Shewan (Treasurer), Mel Shewan, Kathryn Tomlinson.

The Committee welcomed Clive Wilding and Fiona Robertson from Artisan Development.

In attendance: Sarah Wilson of Charles White.

1/ Apologies: Jane Garrett. Emma Hignant, Ramon Inglada,

**2/ Canonmills Garden Development (B&Q Site)**

The Chairman welcomed Clive Wilding and Fiona Robertson who were representing Artisan and the Canonmills Garden Development on the former B&Q Site.

[www.canonmillsgarden.com](http://www.canonmillsgarden.com) / [enquiries@canonmillsgarden.com](mailto:enquiries@canonmillsgarden.com).

Artisan is a developer specialising in commercial mixes such as the New Waverley Development behind Waverley Station. The Canonmills Garden development impacts primarily on the owners at Powderhall Brae who at the meeting tonight were represented by Mel and Karen, Stuart, Andrew, Joanna and Alison.

**The development on the 1.75 acre site is to consist of 184 units, 1, 2 or 3 bedrooms – this is down from the original proposal for 180-250 units - 25% of these will be affordable housing**

**The parking allocation will be 1 space for each mainstream property and 0.2 spaces for each affordable housing unit. Based on 184 units that equals 147 parking spaces. There will be basement car parking. Exterior facings will be brick. Units were previously 6-7 levels high they will now be 4, 5 or 6.**

Consultation Events were held at the McDonald Road Library on Saturday 3<sup>rd</sup> and 5<sup>th</sup> December. Clive said that Artisan were willing to listen to all concerns, as will

the City officials. Letters have been lodged Mel and Stuart and to date there have been 81 objections.

The PVOA expressed concern at the volume of units, height, loss of light and the inadequate parking provision. Stuart also sits on the New Town & Broughton Community Council which has already communicated its response in a 10-page communication and this can be seen on the Council Planning Portal (using the reference number 16/06264/FUL and then go in to the tab that says Documents.).

It was concluded that a working committee be set up to as soon as possible compile a letter listing the PVOA's primary objections to the existing plan and that this be sent to Fiona Robertson representing Artisan; Emma Fitzgerald of Planning & Building Standards, City of Edinburgh Planning Department, and our four Councillors, Gardner, Donaldson, Ritchie and Blacklock representing Powderhall Village.

**Action: Mel and Stuart 23/02/17**

## **2/ Approval of Previous Minutes**

The Minutes of the PVOA Meeting held on Thursday 1<sup>st</sup> December 2016 were approved.

## **3/ Matrix for Owners**

Adam asked about the on-line Matrix Spread Sheet for Owners which was discussed some time ago and Sarah said that this is in hand.

**Action Sarah 23/02/17**

## **4/ Conveyancing of Parking Spaces and Common Land, Powderhall Village Owners Ltd.**

Jane Ramsay of MBM (Commercial) has notified Roddy that Shepherd & Wedderburn is waiting to hear from its client (Taylor Wimpey) on a procedural point before issuing the deed for signing.

**Roddy to report 23/02/17**

## **5/ Parking Matters**

The Parking Warden continues to patrol twice a day, Monday to Friday. Large Private Parking signs are to be placed at the three entrances to Powderhall Village.

The white trailer parked in the Brae taking up two spaces has now departed. Sarah is to contact DVLA to identify owner. The motor bike with foreign plates and not displaying a permit is an ongoing problem. Anyone within the village who knows who it belongs to should contact Sarah. A note about this will appear on Facebook.

In regard to the cat abandoned in the Underground Garage, Sarah has been advised by Stephen McGill of Edinburgh Police to send via solicitors Hadden Rankin a Registered Letter informing the sister of the deceased owner that unless it is taken away by her within 21 days, it will be removed by Charles White.

**Action Sarah 23/02/17**

**6/ Vandalism**

Adam expressed concern over the group of young teenagers who had been causing disruption in and around Powderhall Road. Having last been seen in September, a group has now re-appeared. Anyone should see anything going on is asked to call 101 immediately. PC Colin Spence has been appointed Community Police Office and it was suggested that he be invited to the AGM

Also, a door was kicked in at 5 The Rigg. Anyone who has any information regarding this should notify Sarah

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**In the event of a break-in, successful or otherwise, it would be appreciated if householders, in addition to notifying police, could also inform Sarah Wilson at Charles White (0131- 446 6976) or on-line: [sarah.wilson@charleswhite.co.uk](mailto:sarah.wilson@charleswhite.co.uk) . This helps the PVOA committee to keep up-to-date with the situation.**

**Similarly, postings on Facebook help all of us to know what is going on and to take the necessary action.**

**All Owners and Residents are encouraged to sign up on Facebook with *POWDERHALL VILLAGE RESIDENTS*. This is proving an excellent means of communication on all levels.**

**Edinburgh Crime Prevention Officer Stephen McGill can be contacted at: West End Police Station, 3-5, Torphichen Place, Edinburgh EH3 8DY. Tel: 0131-221 2018.  
E.mail: [stephen.mcgill@scotland.pnn.police.uk](mailto:stephen.mcgill@scotland.pnn.police.uk)**

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**7/ Waste Collection**

Fewer complaints have been received this month, although large numbers of discarded Christmas Trees appear not to have been collected. Sarah had discovered that the glass re-cycling for 7-11 The Rigg had been placed on a 6-week rota and this situation has now been remedied.

It is emphasised that it is NOT the responsibility of Charles White to take up waste problems with Edinburgh Council although Sarah will obviously try to be as supportive

and helpful as possible. Residents must make contact with the Council directly to complain.

Hunters, the Powderhall Village Landscape Contractor, will pick up stray litter on their visits over the Summer. However, during the winter they only visit monthly. It is part of the Powderhall Cleaners to pick up outside litter over the winter months.

#### **8/ Bin Store Doors**

A motion sensor is being trialled in the Bin Store at 4 The Rigg, and the intention is for this to eventually be replicated in Bin Stores throughout the village.

#### **9/ Blockage of Bin Chutes**

The Bin Chutes at 2, 6 and 7 the Rigg have been unblocked. In one instance it appears that a householder had attempted to discard a Christmas Tree down the chute.

Householders are asked to at least try to be intelligent.

**Please Note that the Council will NOT removed large cardboard boxes unless they are first broken up and put into the appropriate bin.**

#### **10/ Commemorative Tree for the Late Dougie Brown**

An Acer Tree is to be planted in memory of the late Dougie Brown in the New Year. Sarah is to organise a date for planting with Dougie's partner and those who knew Dougie are invited to attend.

**Action Sarah 23/02/17**

#### **12/ Powderhall Residents Facebook Page**

There are now 204 members on the Powderhall Residents Face Book page.

**NEXT PVOA MEETING:** This will take place at 4/6 Powderhall Rigg (Roddy) at 7.30pm on Thursday 23<sup>rd</sup> February 2017 (Roddy's Flat).

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THE AGM of the Powderhall Village Owners Association will take place at **Capital City Church, 107, McDonald Road, EH7 4NW** on 7<sup>th</sup> March 2017,

7 -9pm.

**ALL RESIDENTS OF POWDERHALL VILLAGE ARE WELCOME.**

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